



 2 Bedrooms

 1 Bathroom

 2 Receptions

 Private Garden

 On-Street Parking

 EPC Band D

Freehold

Council Tax Band:
D £2,257.13 (2025/2026)

Local Authority:
St Albans City & District Council



Impressive period home in excellent condition, with 2 receptions, spacious loft room, 2 double bedrooms, and a low maintenance rear garden.

Description

This character home, offered chain-free, showcases period features with stylish, spacious accommodation over three floors. It includes two large reception rooms and a modern kitchen with contemporary appliances. The first floor offers two double bedrooms and a contemporary family bathroom. The converted loft provides ample storage. The landscaped rear garden features a superb home office, perfect for remote work. An ideal choice for buyers seeking a chain-free home with work-from-home potential, finished to a high standard, in a quiet yet convenient location.

Location

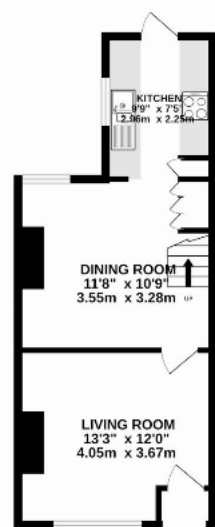
Kimberley Road is a quiet road situated on the north west fringes of St Albans. There are many well regarded local nursery and primary schools nearby and the mainline station is within walking distance.



Buyers Information: - In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for this service. For more information, please refer to the terms and conditions section of our website.



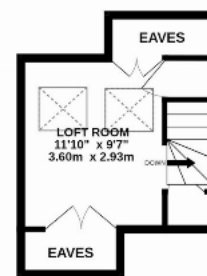




GROUND FLOOR
529 sq.ft. (47.2 sq.m.) approx.



1ST FLOOR
391 sq.ft. (35.9 sq.m.) approx.



2ND FLOOR
196 sq.ft. (17.7 sq.m.) approx.

TOTAL FLOOR AREA : 1081 sq.ft. (100.4 sq.m.) approx.

This floor plan is for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such.

Important Information These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2024 equated to £29.76 per referral.