



2 Bedrooms



1 Bathroom



2 Receptions



South-West



On-Street Parking



EPC Band D

Freehold

Council Tax Band:  
D £2,257.13 (25/26)

Local Authority:  
St Albans District Council





Located in central St Albans, this charming two double bedroom home spans three levels, offering spacious living, a private roof terrace, and a S/W garden.

### Description

Brimming with character and charm, the property showcases a versatile layout ideal for modern living, with a spacious lower ground floor that opens seamlessly onto a private, south-west facing garden—perfect for alfresco dining or simply unwinding in the sun. The ground floor features a generous living space ideal for relaxation or entertaining, complemented by an attractive and well-appointed bathroom suite. Upstairs, the first floor boasts two double bedrooms, with the second bedroom benefiting from access to a private roof terrace that enjoys the same sunny south-westerly aspect as the garden below. With no upper chain, this is a rare opportunity to secure a stylish and character-filled home in one of St Albans' most desirable central settings.

### Location

Albert Street is within walking distance of the City centre and railway station, and close to excellent primary schools, Westminster Lodge, and Verulamium Park.



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.

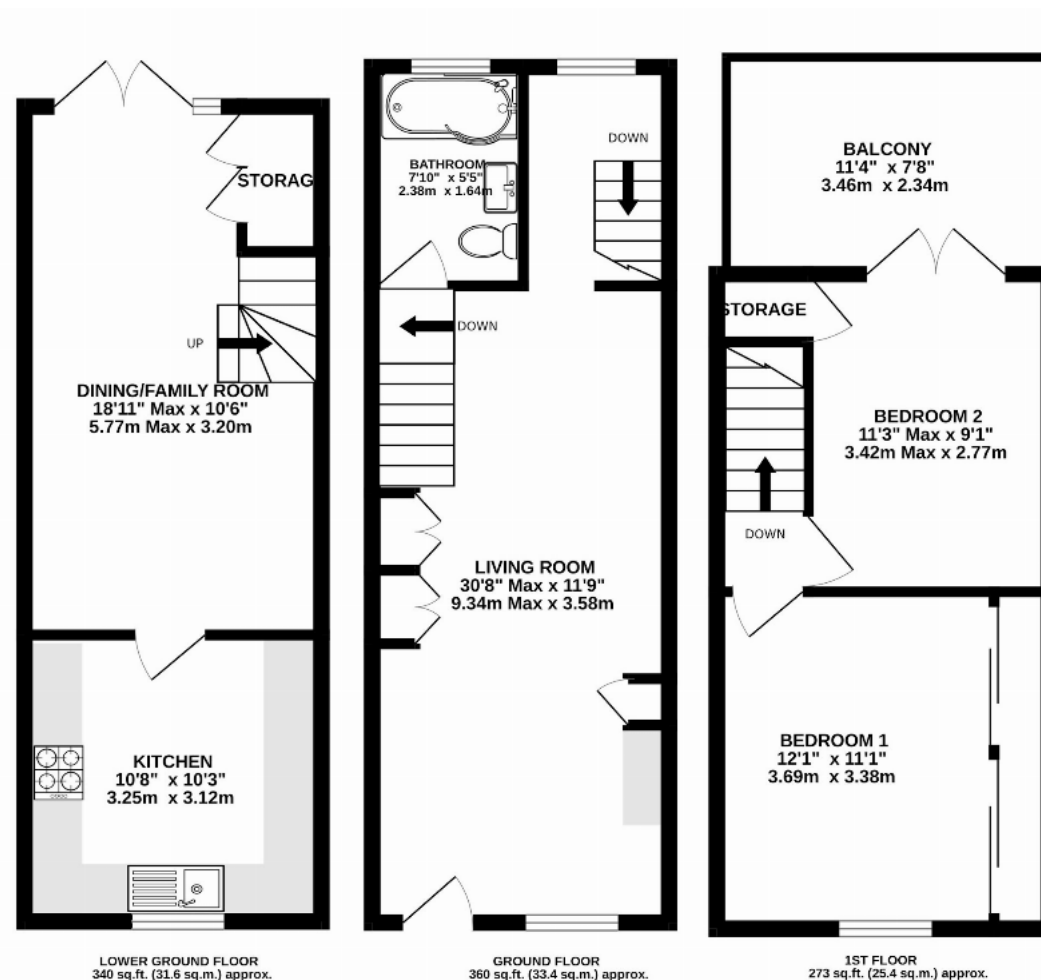












**TOTAL FLOOR AREA : 973 sq.ft. (90.4 sq.m.) approx.**

This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

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