



Kings Road, St. Albans



DAVID CHADWICK
ST ALBANS



4 Kings Road, St. Albans, AL3 4TG

Sitting/dining rm | Kitchen/breakfast rm |
Garden room | 3 Bedrooms | Bathroom |
Ensuite shower room | Gardens | EPC
rating C | Council tax band E | Freehold

The Property

Is an excellent Victorian terraced townhouse, situated in a sought-after cul-de-sac in a popular and convenient location in the heart of the conservation area, providing very easy access to the city centre, both stations, excellent schools and extensive local amenities including St Michael's Village, the Abbey and the parks at Verulamium, The Brickie and Victoria.

Inside, there is spacious, accommodation over three floors. To the ground floor there is a generous through sitting/dining room, Beyond the principal reception space is a fabulous extended kitchen/breakfast room

with a further reception area at the end, used as another living room it has an entire rear wall of glazed sliding doors and a large roof lantern above means the combined space is flooded with natural light and enjoys fantastic leafy views to the rear. The kitchen is fitted with a range of well-chosen shaker style cabinets and granite counter tops. Upstairs there are three comfortable bedrooms, a spacious family bathroom and an ensuite shower room,

Outside

4 Kings Road sits behind a pretty brick built Victorian façade and a walled front garden. To the rear there is a beautifully presented garden that benefits from a southerly aspect and some pretty views, overlooking the gardens and roof tops of Fishpool Street and towards the Abbey to one side. The aspect and views make a fabulous backdrop to this lovely home, and its lawn and generous raised deck area make the garden the ideal spot for al-fresco dining and entertaining.





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APPROX. GROSS INTERNAL FLOOR AREA 1199.96 SQ FT / 111.48 SQ M.
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DAVID CHADWICK
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david@davidchadwickstalbans.com
 Mobile 07859 768597
 Office 01727 857165

davidchadwickstalbans.com