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Herts AL4 8BB
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Knightsbridge Office
45 Pont Street, Knightsbridge
London SW1X 0BD
020 7629 9966
26@theknightsbridgeoffice.co.uk

Cassidy & Tate
Your Local Experts

Award Winning Agency

THE QUADRANT

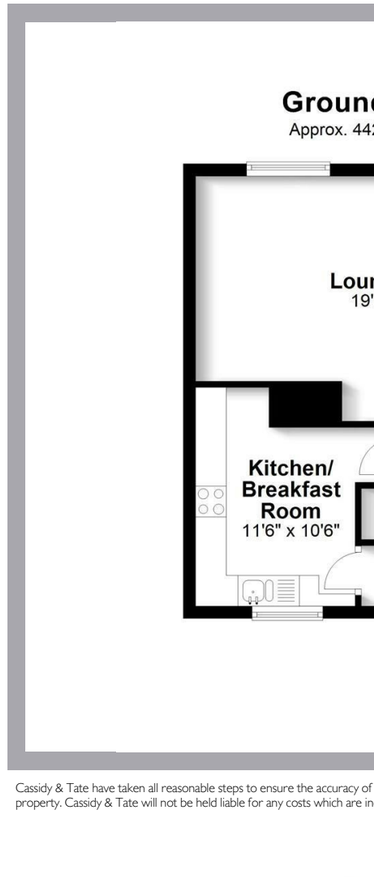
ST ALBANS

AL4 9RB

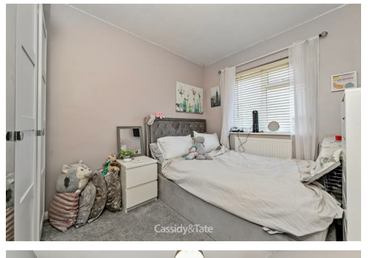
Guide Price £350,000

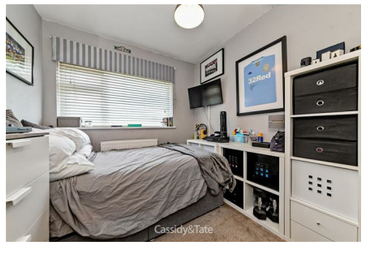
All The Ingredients Needed For A Fabulous Lifestyle

New to the market is this spacious three bedroom split level maisonette located above the shops in the Quadrant parade and the popular area of Marshalswick. The property boasts well proportioned and versatile living spaces that provides a bright and airy ambience throughout. Features include a superb and well balanced lounge/diner, fitted kitchen/breakfast room, three generous sized bedrooms and a modern family sized bathroom. Further features include parking to the rear allocated on a first come first served basis. The Quadrant parade enjoys many good shopping facilities and eateries to briefly comprise of a small supermarket, bakeries, pharmacy, hairdressers and a newsagent/post office, to name a few. St Albans city centre with its varied shopping and leisure facilities and the mainline railway station remain only a short bus or car ride away. The property has 110 years remaining on the lease, the service charge is £360 per year and ground rent is £25 per year.



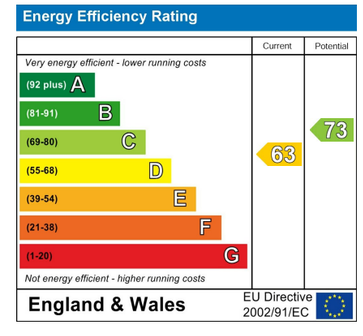
Cassidy & Tate have taken all reasonable steps to ensure the accuracy of the details supplied in our marketing material however, details are provided as a guide only and we advise prospective purchasers to confirm details upon inspection of the property. Cassidy & Tate will not be held liable for any costs which are incurred as a result of discrepancies.

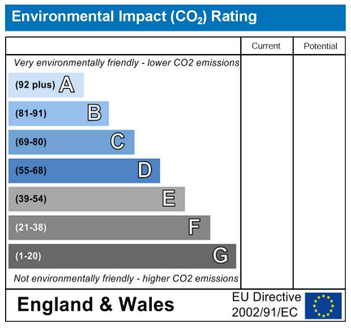




Specialists in Bespoke Properties

- Popular Location
- Three Generous Bedrooms
- Spacious Living/Dining Room
- Long Lease
- Split Level Maisonette
- Close to Outstanding Schools
- Shopping Parade
- Parking





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