

St Albans Office
10 High Street, St Albans
Herts AL3 4EL
01727 228428
stalbans@cassidyandtate.co.uk

Wheathampstead Office
39 High Street, Wheathampstead,
Herts AL4 8BB
01582 831200
wheathampstead@cassidyandtate.co.uk

Marshalswick Office
59 The Quadrant, St Albans,
Herts AL4 9RD
01727 832383
marshalswick@cassidyandtate.co.uk

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

Cassidy
& Tate
Your Local Experts



Award Winning Agency

www.cassidyandtate.co.uk



ELIZABETH COURT
ST ALBANS
AL4 9JD

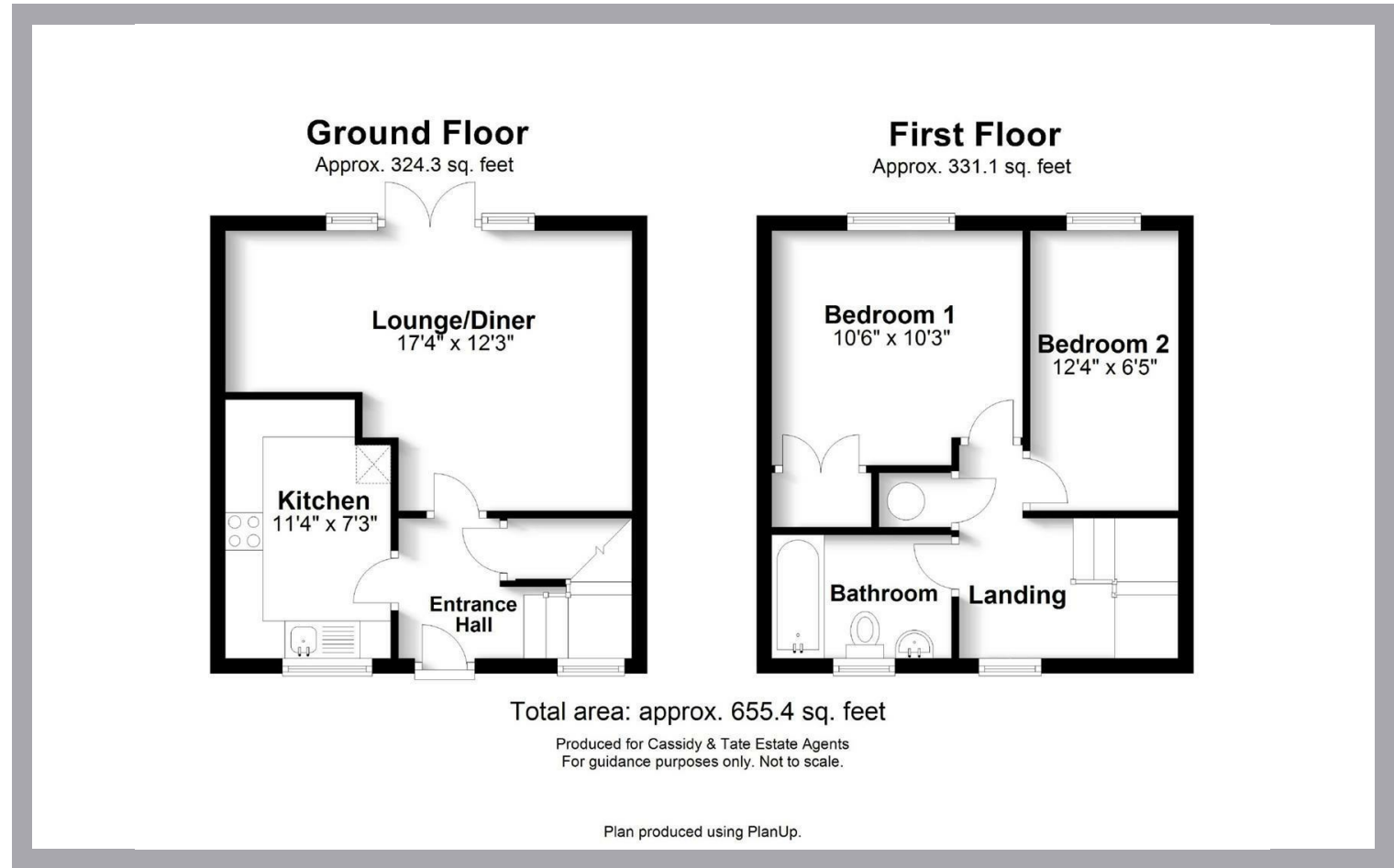
Guide Price £425,000



Cassidy&Tate

All The Ingredients Needed For A Fabulous Lifestyle

A well presented two bedroom mid terrace home set in a popular location close to open countryside and nestled in a peaceful cul de sac. This lovely property has a modern atmosphere throughout that will suit any prospective buyer. On the ground floor features include a well proportioned living & dining room and fitted kitchen. Two bedrooms and family bathroom are situated on the first floor. Double doors from the dining room open onto the lovely larger than average rear garden where a patio area is perfect for 'al fresco' dining. The property is further complimented by a garage en bloc and communal parking spaces. Elizabeth Court is situated in the favourable Jersey Farm residential development which enjoys its own parade of shops including a 'Tesco' metro, doctor and dentist surgeries, and hairdresser. St Albans city centre with its extensive shopping and leisure facilities plus the mainline railway station remain a short distance away.



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

- Cul de Sac Location
- Two Bedrooms
- Fitted Kitchen
- Landscaped Rear Garden
- Mid Terraced Property
- Lounge/Diner
- Bathroom
- Garage En Bloc

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G	1	1
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G	1	1
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	