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Herts AL3 4EL
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stalbans@cassidyandtate.co.uk

Marshalswick Office
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Herts AL4 9RD
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39 High Street, Wheathampstead,
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01582 831200
wheathampstead@cassidyandtate.co.uk

Cassidy & Tate
Your Local Experts

Award Winning Agency

www.cassidyandtate.co.uk

HARNESS WAY

ST. ALBANS

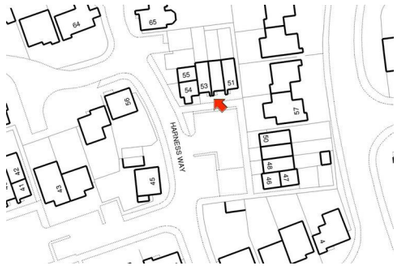
AL4 9HB

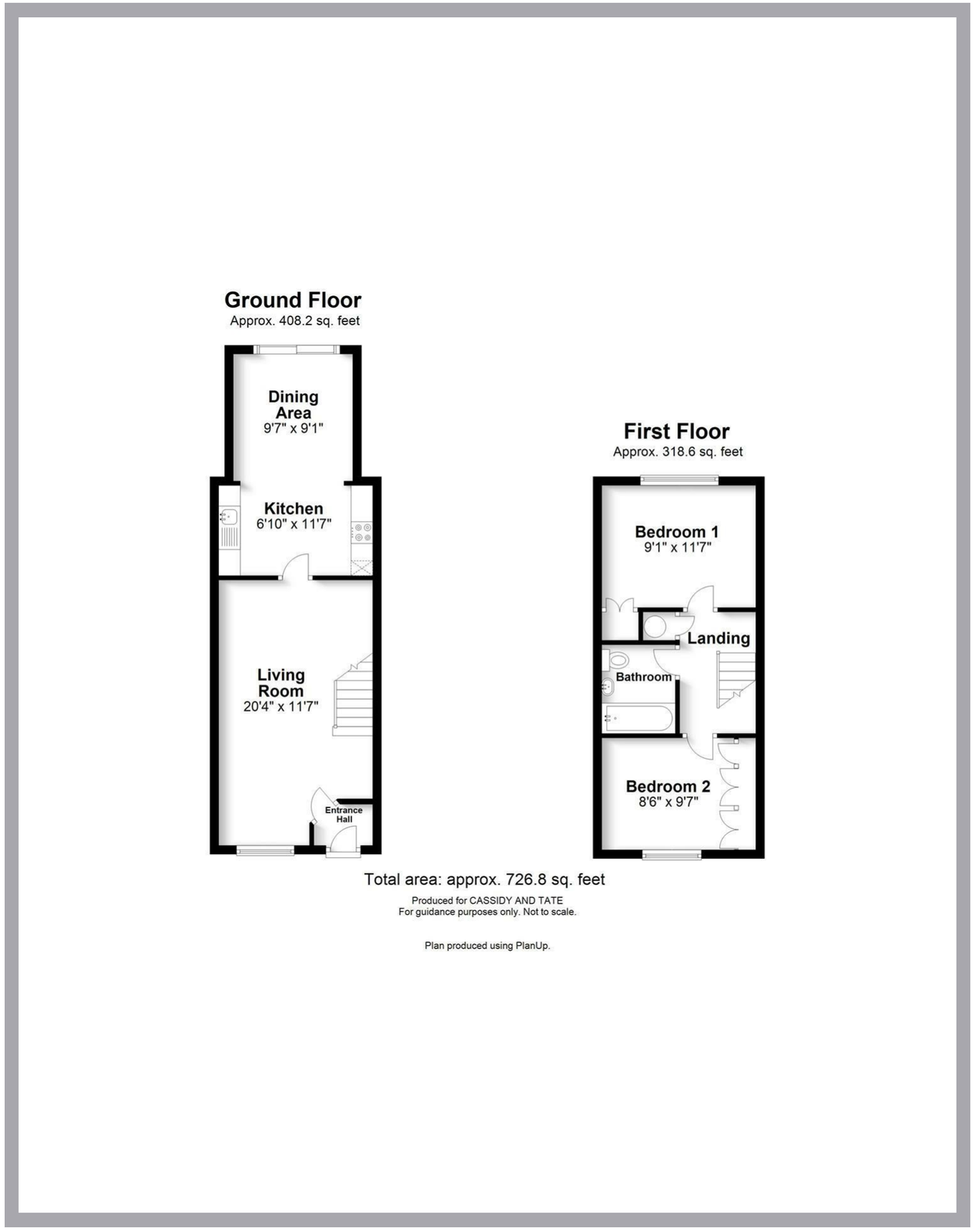
Guide Price £475,000

EPC Rating: C Council Tax Band:

All The Ingredients Needed For A Fabulous Lifestyle

Versatile and low maintenance best describes this two double bedroom, mid terrace family home where deceptive generous proportions and a contemporary ambience is clearly quite evident throughout. A stylish interior creates light and bright living spaces including a well proportioned lounge/diner, a kitchen fitted with modern high gloss units and a dining area soaked with natural light. On the first floor are two generous sized bedrooms served by a modern family bathroom. Externally the property features an attractive landscaped rear garden and has the added benefit of one allocated parking space. Harness Way can be found nestled in a cul de sac location within the ever popular Jersey Farm residential development, close to good local amenities including a 'Tesco' metro and a doctor and dentist surgeries, as well as a number of highly regarded schools. St. Albans city centre with its extensive range of shopping and leisure facilities and the mainline railway station remain a short distance away. Available unfurnished and ready to move in immediately.





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.

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Perfect Fusion of Location And Way of Living

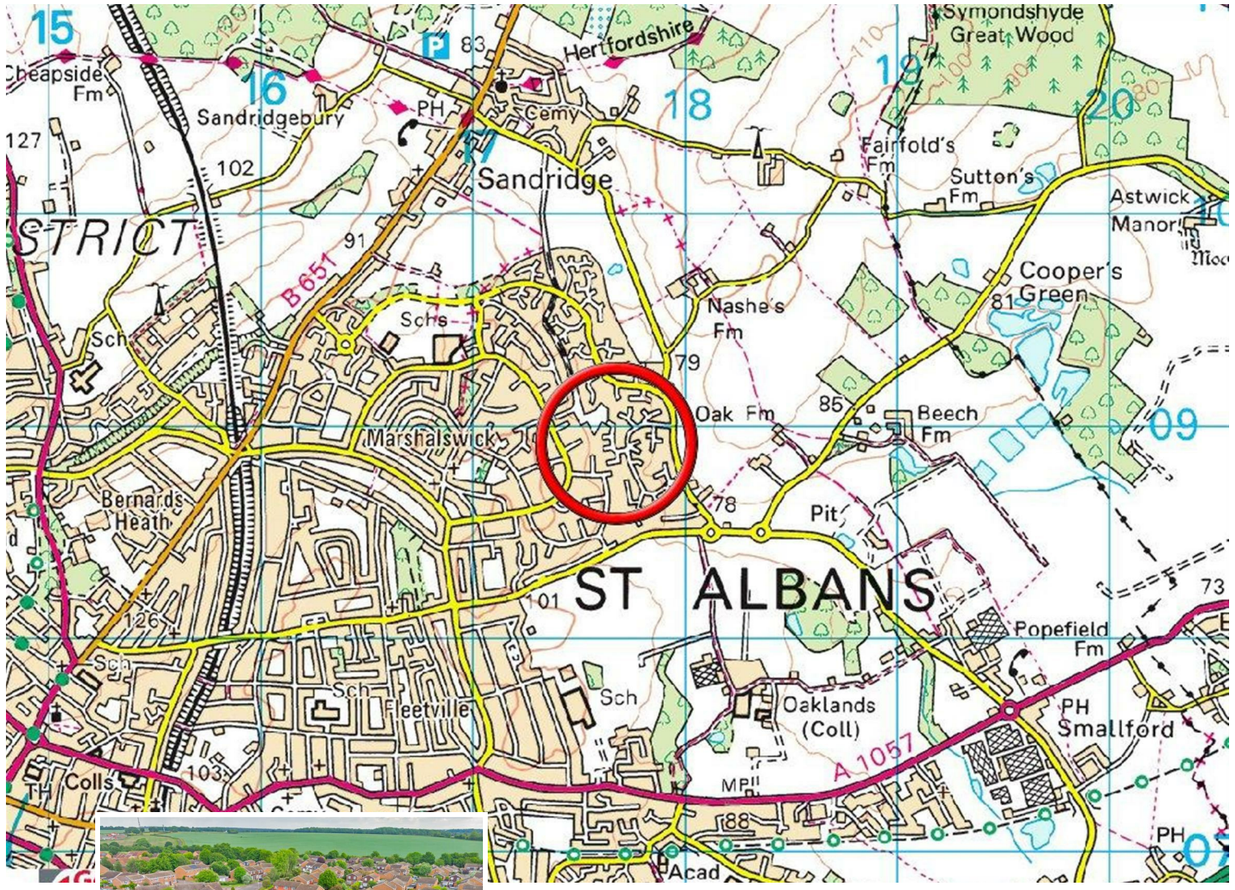
Why Cassidy & Tate

Cassidy & Tate are a fully independent estate agent who have developed unparalleled understanding on how people want to buy, sell and rent property within the residential property market in Hertfordshire and its surrounding areas. We are able to accommodate your individual requirements and deliver to you a more personalised service, tailored to your home buying, selling and letting needs.

We also have many years of experience in land and new homes and the pleasure of working alongside many reputable house builders and developers in Home Counties and Greater London. Whether you are looking to acquire or sell development opportunities and land, wish to purchase or sell a newly built or refurbished property, or require a site valuation and marketing advice we can help.

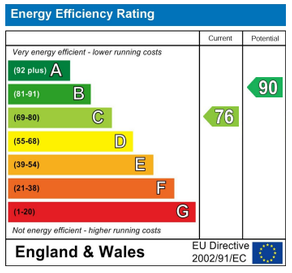
Your Local Property Experts

As one of St. Albans leading estate agents we work relentlessly to ensure our valued customers receive the exceptional service they deserve at all times. We epitomise not only professional estate agency knowledge, but a dedication to integrity and responsiveness to every client. The Cassidy & Tate team will be available to you when in need to help overcome any stressful situations that may arise. We are here to offer you valuable and honest advice when needed so that you can navigate the best path through the process. We know the marketplace, the buyers, the sellers and neighbourhoods, but most importantly we know how to put our clients' needs first. Our state of the art sales tools, modern technology and our own in-house fully independent Mortgage Broker is here to make your journey easier and more direct to your final goal. At Cassidy & Tate you will be in control of your sale or purchase and we will help you get the best result possible



Specialists in Bespoke Properties

- Two Double Bedrooms
- No Onward Chain
- Cul De Sac
- Recently Refurbished
- Parking To Front
- Low Maintenance Garden
- Extended to Rear
- Lovely Contemporary Kitchen



The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.UK

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