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Cassidy & Tate
Your Local Experts

Award Winning Agency

TILSWORTH WALK

ST. ALBANS

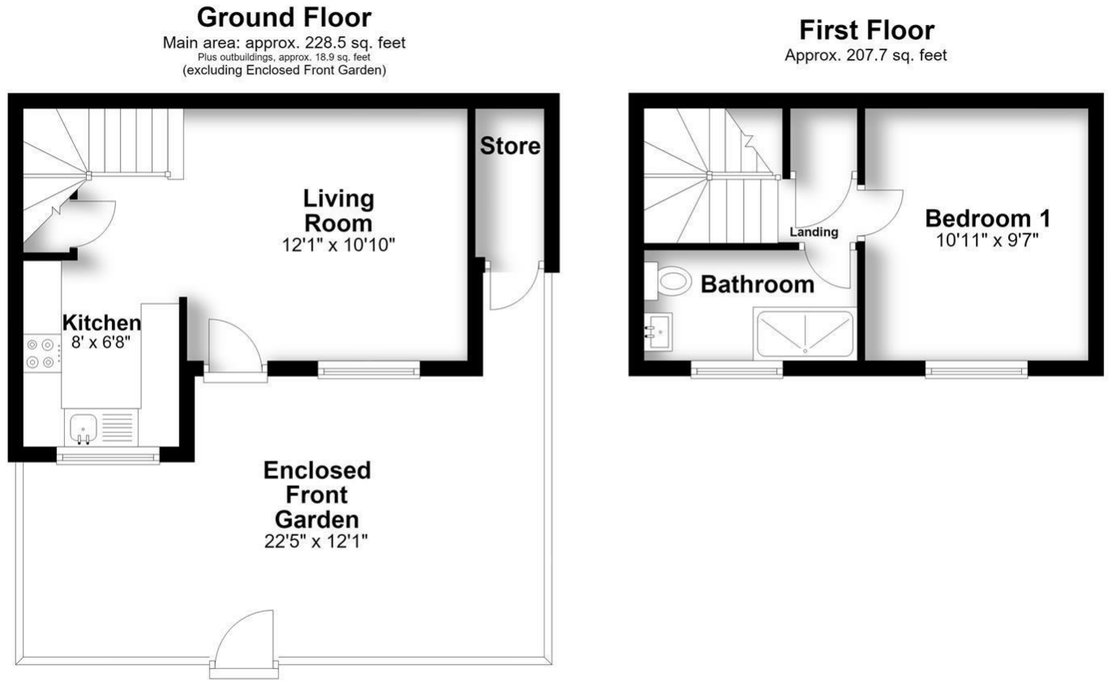
AL4 9JT

Guide Price £313,500

EPC Rating: C Council Tax Band: D

All The Ingredients Needed For A Fabulous Lifestyle

Nestled in the charming area of Tilsworth Walk, St. Albans, this delightful one-bedroom freehold house presents an excellent opportunity for first-time buyers or those seeking a cosy retreat. The property boasts a well-appointed reception room that offers a warm and inviting space for relaxation. The modern kitchen is a standout feature, equipped with contemporary fittings that make cooking a pleasure. The layout is both practical and stylish, ensuring that you have everything you need at your fingertips. The bedroom is a comfortable haven, providing a peaceful atmosphere for rest and rejuvenation. One of the highlights of this property is the private enclosed front garden, which not only enhances the home's curb appeal but also offers a lovely outdoor space for enjoying the fresh air. The garden includes a shed with a power supply, providing additional storage or a potential workspace for those with creative pursuits. Being chain-free, this home allows for a smooth and straightforward purchasing process, making it an attractive option for buyers looking to move in without delay. Furthermore, the property is conveniently located near Jersey Farm shops, ensuring that everyday amenities are just a short stroll away. In summary, this terraced house in Tilsworth Walk is a perfect blend of comfort, modern living, and convenience, making it an ideal choice for anyone looking to settle in the vibrant community of St. Albans. *Please note that this property is connected to a member of staff of the estate agency marketing the property. In accordance with the Estate Agents Act 1979, this interest is hereby disclosed*



Main area: Approx. 40.5 sq. metres (436.2 sq. feet)
Plus outbuildings, approx. 1.8 sq. metres (18.9 sq. feet)

Produced for Cassidy & Tate Estate Agents. For guidance purposes, not to scale.
Plan produced using PlanUp.

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.

www.cassidyandtate.co.uk

Perfect Fusion of Location And Way of Living

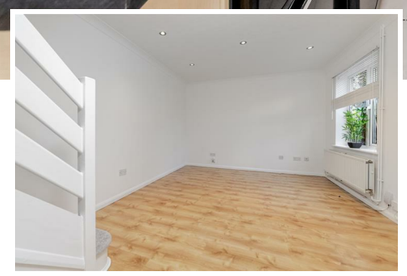
Why Cassidy & Tate

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.

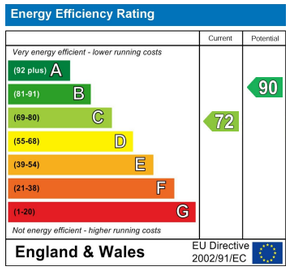
Your Local Property Experts

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

- Freehold House
- Ideal First-Time Purchase, Investment or Downsizing Opportunity
- Scope To Convert Loft
- Residents Parking
- South Facing Aspect
- Private Enclosed Garden
- Gas Central Heating
- Shed With Power Supply / Tumble Dryer
- Quiet And Desirable Cul-De-Sac Location
- Chain Free



The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.UK

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