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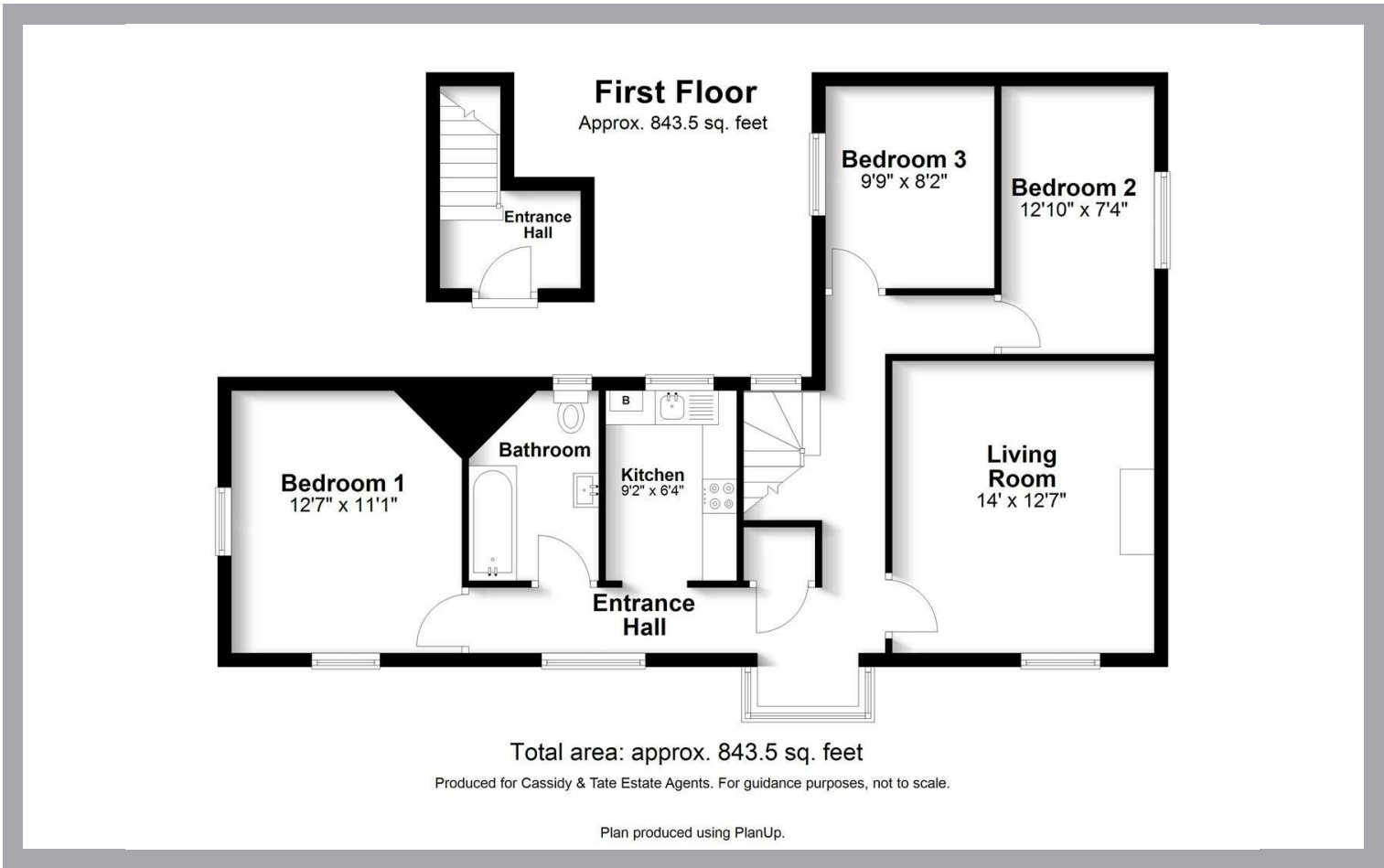


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FROGMORE  
ST. ALBANS  
AL2 2LP

Price Guide £335,000

EPC Rating: C Council Tax Band: C



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.

# All The Ingredients Needed For A Fabulous Lifestyle

Nestled in the charming area of Frogmore, St. Albans, this delightful first-floor maisonette offers a perfect blend of modern living and comfort. Recently refurbished, the property boasts a bright and airy atmosphere, making it an inviting space to call home.

With three spacious bedrooms, there is ample room for families or those seeking extra space for guests or a home office. The newly fitted bathroom and kitchen are designed with contemporary finishes, ensuring both style and functionality.

The maisonette also benefits from allocated parking, a valuable feature in this sought-after location. Frogmore is known for its community spirit and convenient access to local amenities, making it an ideal choice for those looking to enjoy a vibrant lifestyle while still being close to the tranquillity of nature as well as St Albans and Radlett with their respective Thameslink stations.

This property is a wonderful opportunity for anyone seeking a modern, comfortable home in a desirable area. Don't miss the chance to make this lovely maisonette your own.



## Specialists in Bespoke Properties

- Fully Refurbished Maisonette
- Three Bedrooms
- Sitting Room
- New Kitchen
- New Bathroom
- Allocated Parking Space
- Council Tax Band C
- EPC Band C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	73	73
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Free Online Valuation

