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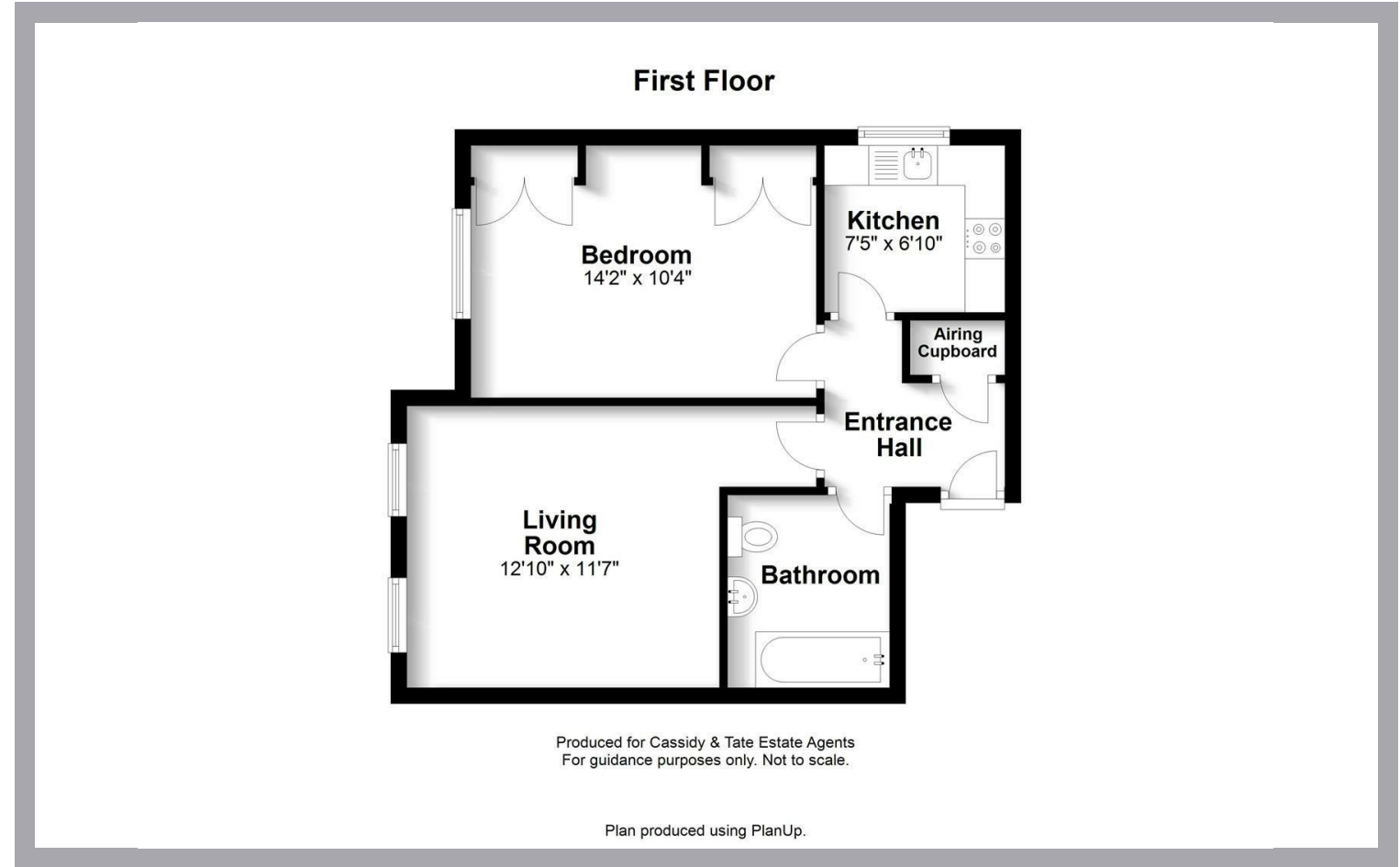
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Cassidy
&Tate
Your Local Experts



Award Winning Agency

HEATH ROAD
ST. ALBANS
AL1 4BT



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

A modern first floor one bedroom apartment enjoying a quiet location within the Bernards Heath conservation area and offered for sale with no upper chain. Additional benefits include residents allocated parking, share of freehold with long lease and modern kitchen and bathroom. Bernards Heath can be found on the north side of the city centre and provided easy access to St Albans shopping and leisure facilities including mainline railway station linking St Albans with London's St Pancras.



Specialists in Bespoke Properties

- One Bedroom Apartment
- Allocated Parking
- First Floor Accommodation
- Quiet Location
- Share Of Freehold
- Modern Kitchen And Bathroom
- Walking Distance Of Station
- Close To Shops

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			
Not energy efficient - higher running costs			
		66	76
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			
Not environmentally friendly - higher CO ₂ emissions			
		62	62
EU Directive 2002/91/EC			

