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Cassidy
& Tate
Your Local Experts



Award Winning Agency



www.cassidyandtate.co.uk

HATFIELD ROAD
ST. ALBANS
AL1 4JS

£1,250 Per Month

EPC Rating: D Council Tax Band: B



All The Ingredients Needed For A Fabulous Lifestyle

A beautifully presented one-bedroom first-floor flat located on the ever-popular Hatfield Road in St Albans. This property offers contemporary living with a high-quality finish throughout. The flat features a modern kitchen complete with gloss units, wood-effect worktops, integrated oven and gas hob, and a stylish green tile splashback. The spacious double bedroom and bright living room are neutrally decorated and benefit from ample natural light. The bathroom is finished to a high standard, featuring a full-size bathtub with overhead shower, pedestal basin, and WC. Situated just a short walk from St Albans City Station, the property is ideal for commuters and offers easy access to local shops, cafés, Clarence Park and the city centre.



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

- One Double Bedroom
- Bright Living Room
- Unfurnished
- One weeks holding deposit based on the asking price £288.46
- EPC D
- Close to St Albans City Station
- White goods not included
- Walking distance to local shops, parks and amenities
- Five weeks deposit based on the asking price £1442.30
- Council Tax B

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		
England & Wales	64	72
EU Directive 2002/91/EC		

