



OLIVER

& AKERS EST.2014

Estate Agency with a personal touch!

Holyrood Crescent, St Albans, Herts, AL1

Top Floor



This SPACIOUS, ONE BEDROOM flat is located within a mile of both St Albans City and St Albans Abbey Station and a pleasant walk into the vibrant City Centre of St Albans, Benefitting from a LONG LEASE and with AMPLE RESIDENTS PARKING this property is an IDEAL FIRST TIME or INVESTMENT PURCHASE.

- Top Floor Flat
- Large Double Bedroom
- Lounge/ Diner
- Shower Room
- Fitted Kitchen
- Long Lease
- 1 Mile to Station
- A Great Buy!!!

£190,000 Leasehold

Hollyrood Crescent, St Albans, Herts, AL1

Accommodation Comprises

Communal Entrance

Entrance Hall

Large Walk in Cupboard / Dressing Room

Lounge/ Diner 17'7" x 10'8" (5.36m x 3.25m)

Kitchen

Bedroom 14'0" x 8'4" (4.27m x 2.54m)

Bathroom 6'7" x 5'4" (2.01m x 1.63m)

Exterior

Residents Parking Area

Communal Grounds

Lease Information

Lease Length: 102 Years Remaining Approx Service and Maintenance Charge: between £400-£600 Per Annum Approx Ground Rent: £10 Per Annum Approx

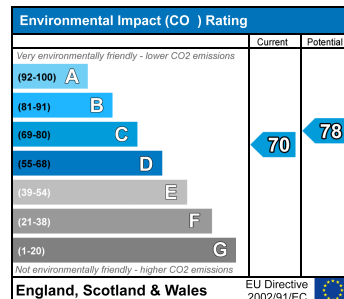
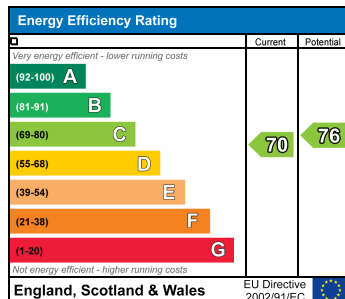


Top Floor



This floor plan is a guide to layout and is for identification purposes only. It is not to scale and any measurements shown should not be relied upon. SQUARE FOOTAGE/METERAGE when shown INCLUDES ALL AREAS ON PLAN EXCEPT BALCONY/EAVES, unless otherwise indicated.

Plan produced using PlanUp.



Tel: 01923 559569 - 01727 580085 - 020 3394 0063

Email: sales@oliverandakers.com

Web: www.oliverandakers.com

VIEWING BY APPOINTMENT WITH AGENTS OLIVER & AKERS

In accordance with the property Misdescription Act (1991) we have prepared this information as a general guide to give a broad description of the property. It is not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements and distances referred to are given as a guide only and should not be relied upon for the purchase of any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.