

£199,950



54 Harvest Court Harvesters St. Albans Hertfordshire AL4 9QY

Situated within a highly sought after retirement development in Jersey Farm, this pretty two double bedroom maisonette has been well maintained throughout and is complemented by spacious room dimensions. Features include a stair lift, double glazing, communal parking and no upper chain.



Aged 60 or over? Huge discounts* on all properties. Ask for details.

*With a Homewise Lifetime Lease. Subject to property criteria and applicant status.





Introduction

Accommodation comprises of Entrance Hall, Lounge, Fitted Kitchen, Two Bedrooms, Bathroom and Communal Parking.

Entrance Hall

Door to front aspect. Staircase leading to accommodation with stair lift. Carpet.

Inner Hallway

Airing cupboard. Cupboard. Storage heater.

Lounge

12' 10" x 16' 8" (3.91m x 5.08m)

Double glazed window to front and side aspect. Electric fire place. Electric storage heater. Television point. Carpet.

Fitted Kitchen

6' 5" x 9' 10" (1.96m x 3.00m)

Fully fitted range of wall and base units with rolled edge work surfaces over. Sink and drainer with one bowl. Tiling to complement. Space for cooker. Cooker hood over. Space and plumbing for washing machine. Space for fridge freezer. Vinyl flooring. Double glazed window to rear aspect.

Bedroom One

10' 5" x 10' 8" (3.18m x 3.25m)

Double glazed window to rear aspect. Storage heater. Telephone point. Carpet.

Bedroom Two

7' 2" x 10' 5" (2.18m x 3.18m)

Built in wardrobes. Double glazed window to front aspect. Storage heater. Carpet.

Bathroom

Suite comprises of wash hand basin, low level wc and bath with over head shower. Fully tiled to complement. Heated towel rail. Vinyl flooring. Double glazed window to rear aspect.

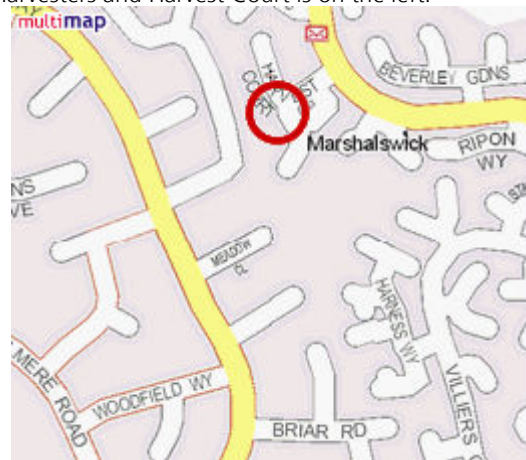
Exterior

Parking

Ample communal parking.

Directions

From the office turn right, proceed to the end of Sherwood Avenue and turn left. Take the first right onto Chiltern Road and turn right onto Sandringham Crescent. Take the first turning after the Blackberry Jack pub on the right hand side into Harvesters and Harvest Court is on the left.



The circle points to the centre of the postcode, and does not pinpoint the actual address. Please contact the branch for more details.

Energy Efficiency Rating		Environmental (CO ₂) Impact Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (93-100) A (85-92) B (69-84) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs		Very environmentally friendly - lower CO ₂ emissions (93-100) A (81-92) B (69-84) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO ₂ emissions	
	68 72		58 63
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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5. Where relevant the Home Information Pack ("HIP") for this property is held electronically and is available for inspection at the branch by appointment. If you require a printed version, you will need to pay a reasonable reproduction charge reflecting printing and other costs. 6. We are not able to offer an opinion either verbal or written on the content of the Home Information Pack and this must be obtained from your legal representative. 7. While we take care in preparing the HIP, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.