



Connells

Radlett Road
Frogmore St. Albans



Property Description

A welcoming entrance hallway leads into a beautifully proportioned bay-fronted dining room, while the separate sitting room opens directly onto the sun terrace and enjoys wonderful views across the garden. A spacious kitchen/breakfast room completes the ground-floor accommodation, creating a practical and sociable setting for everyday family life.

Upstairs, the property offers two generous double bedrooms, a well-proportioned third bedroom and a modern family bathroom.

The outstanding feature of this delightful home is undoubtedly its exceptional rear garden. Extending beyond 200 feet and enjoying a sunny southerly aspect, it provides an impressive sense of space, privacy and tranquillity, with uninterrupted green views across the protected nature reserve beyond. Whether relaxing, entertaining or enjoying time as a family, this is a truly special outdoor setting.

The property also offers considerable scope for further extension and enhancement, subject to the necessary planning consents, allowing buyers to enjoy the home immediately while creating something even more substantial in the future.

To the front, there is driveway parking, together with a secure gated entrance providing access to the side and rear of the house.

Location

Situated in the popular village of Frogmore, the property offers a wonderful balance of semi-rural tranquillity and everyday convenience, while retaining the advantage of a St Albans postcode.

The River Ver and a variety of attractive green spaces are close by, with Park Street station providing rail connections to London Euston.

The M1 and M25 are also within easy reach, making this an excellent location for families and commuters alike.

Lounge

12' 11" x 12' (3.94m x 3.66m)

Kitchen

13' 7" x 9' (4.14m x 2.74m)

Dining Room

13' x 9' 11" (3.96m x 3.02m)

Bedroom One

13' x 12' (3.96m x 3.66m)

Bedroom Two

12' 11" x 10' (3.94m x 3.05m)

Bedroom Three

9' x 6' 11" (2.74m x 2.11m)









Ground Floor



First Floor

Total floor area 99.1 m² (1,066 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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38 Chequer Street
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EPC Rating: D Council Tax
 Band: E

Tenure: Freehold

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