

Flat 23 Centurion Court, Camp Road, St. Albans, AL1 5JN Guide Price £300,000



A two-bedroom apartment situated within the Centurion Court development, conveniently positioned on Camp Road. It lies just 0.5 miles from St Albans train station and approximately one mile from the city centre.

Centurion Court offers residents a secure communal entrance with an entry phone system, along with both lift and stair access to all levels. Inside, the apartment features an entrance hallway with two storage cupboards, a spacious open-plan kitchen, dining, and living area, master bedroom with fitted wardrobes and en-suite, second double bedroom and bathroom. Outside, residents can enjoy access to a shared terrace. The property also comes with an allocated off-street parking space and access to secure bicycle storage.

Leasehold Tenure with 978 years remaining. Ground Rent £401.90 per annum. Service Charge £2970.00 per annum. Council Tax Band D

- NO UPPER CHAIN
- TWO BEDROOM TWO BATHROOM
- ALLOCATED PARKING
- WALK TO STATION AND TOWN **CENTRE**

- THIRD FLOOR APARTMENT
- LIFT TO ALL FLOORS
- LONG LEASE LENGTH





Entrance Hall

Kitchen / Living / Dining Room

Master Bedroom

Master Bedroom En Suite

Second Bedroom

Bathroom





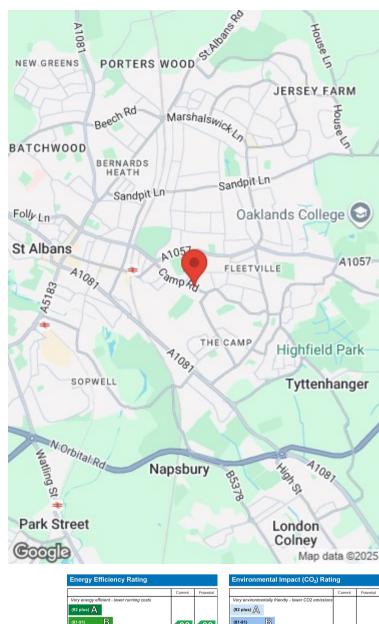
Third Floor

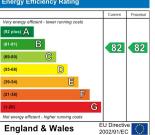
Approx. 52.8 sq. metres (568.3 sq. feet)

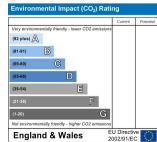


Total area: approx. 52.8 sq. metres (568.3 sq. feet)

Plan for illustrative purposes only, measurements not to be relied on. Always take your own measurements. © epcplan@icloud.com
Plan produced using PlanUp.□





















These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this company's employment has the authority to make or give any representation or warranty in respect of the property.

16 London Road, St Albans, Hertfordshire, AL1 1NG Tel: 01727 581239 Email: sales@spaceestates.com www.spaceestates.com