



**BRADFORD  
& HOWLEY**  
HARPENDEN | MARSHALSWICK | ST ALBANS

Beaconsfield Road, St Albans, AL1 3RD  
£1,350 Per Month



**Available 6th June 2024**

This stylish one bedroom ground floor garden flat enjoys direct access onto well-tended communal gardens and patio area. This property enjoys a stylish interior with a modern kitchen and bathroom.

The property benefits from one allocated parking space and enjoys a prime city centre location both a short walk to the mainline station, making this perfect for a busy London commuter. Everything the city centre has to offer is close by on your doorstep.

**Council Tax Band: C**

**EPC Rating: D**

**Holding Deposit: £311.54**

**Security Deposit: £1,557.69**

**TENANT GUIDELINES:**

If you would like to rent this property we require our reservation form, ID, holding deposit form and one weeks rent as a holding deposit, which will contribute to your first month's rent. If you require further information, please call the lettings team or visit our website [bradfordandhowley.com](http://bradfordandhowley.com)

**Ground Floor**

Approx. 47.1 sq. metres (507.0 sq. feet)



Total area: approx. 47.1 sq. metres (507.0 sq. feet)

Floor plan is for marketing purposes only and is to be used as a guide.  
Plan produced using PlanUp.

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