



**Fellowes Lane, Colney Heath, St Albans, Hertfordshire, AL4**

**£640,000**

- FULLY REFURBISHED TO HIGH STANDARD
- EXTENSION TO THE REAR
- ISLAND WITH BAR
- OFF STREET PARKING X 2 RESIN DRIVEWAY
- STUDY / HOME OFFICE
- THREE BEDROOM SEMI DETACHED HOME
- OPEN PLAN LOUNGE KITCHEN DINER
- EXCELLENT DECORATIVE ORDER THROUGHOUT
- DOWNSTAIRS TOILET

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## £640,000 Freehold

Situated in the St Albans village of Colney Heath is this superb modern recently extended three bedroom semi-detached family home. The property has been tastefully refurbished to a high standard and features, separate lounge to front, large open plan kitchen lounge diner to the rear featuring modern fitted kitchen, island with breakfast bar and bi-folding doors overlooking the superb private garden with pond and water feature. There is the added benefit of the side extension that houses the downstairs toilet and a home office . The first-floor benefits from three good size modern bedrooms and family bathroom, all finished to a high standard.

Externally the home benefits from a resin driveway and private rear garden with patio, lawn and water feature with pond to the rear.

Viewing advised.



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Total Area: 92.8 m<sup>2</sup> ... 999 ft<sup>2</sup>

All measurements are approximate and for display purposes only

