



CLARENCE
PARK MEWS

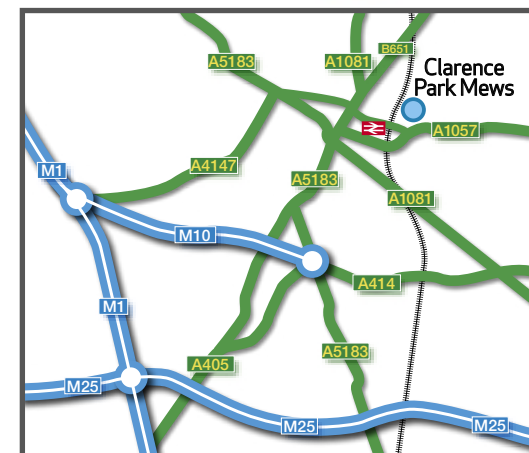



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CLARENCE
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St. Albans

Clarence Park Mews is a new development of houses opposite the entrance to Clarence Park, on Clarence Road, St. Albans.

The houses surround a courtyard at the end of a private entrance drive. The drive is secured with entrance gates controlled from within each house.

St Albans City Station is a 580 metre walk from Clarence Park Mews.

The fastest trains take 19 minutes to get to St. Pancras International from St Albans Station. Trains depart every 10 minutes at peak times, traveling south to London and north to Luton Airport.

For internet searches the post code for Clarence Park Mews is AL1 4NE.





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style & quality

All the interior photographs in this brochure are of recently completed Townstone properties. The computer generated images aim to convey how the unique homes at Clarence Park Mews will look when they are finished. All the pictures demonstrate the quality, detail and craftsmanship that can be expected in homes built by Townstone.

Courtyard planting is in the communal area and will be included in the finished product. The communal area will be managed by a resident owned management company.

A written specification is available from our agents.

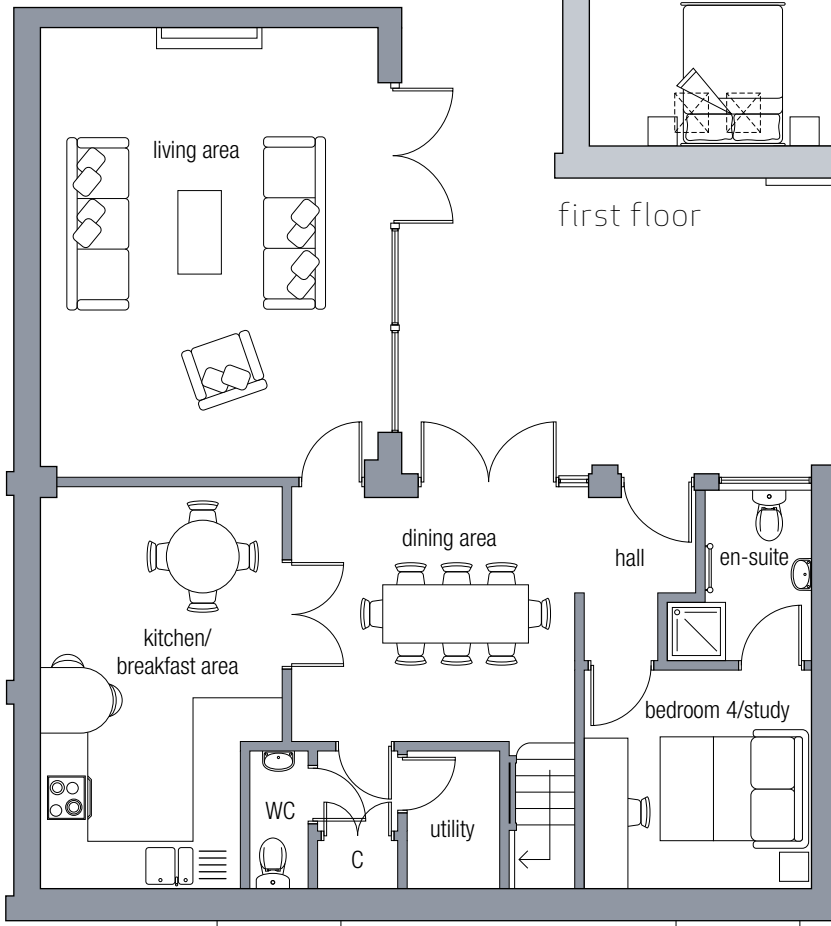


Number 1

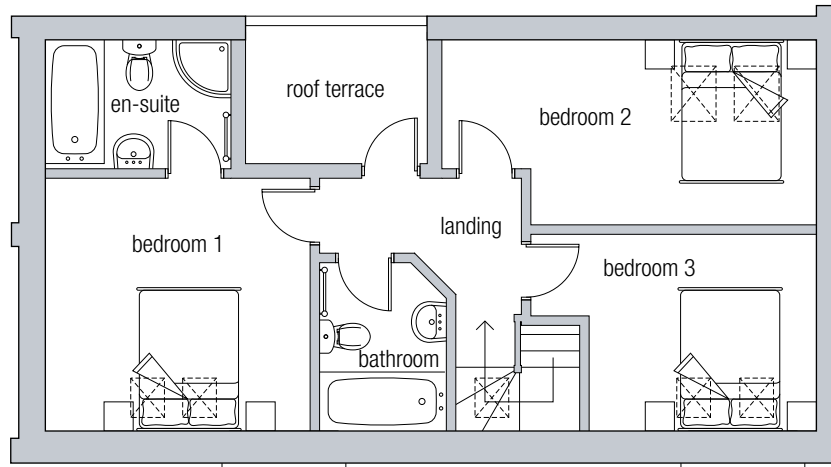
CLARENCE PARK MEWS



living area



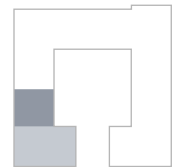
ground floor



first floor

NUMBER 1

Living area	6173mm	x	4735mm	
	20'3"	x	15'6"	
Breakfast area (max.)	5543mm	x	3319mm	
	18'2"	x	10'10"	
Dining (max.)	3886mm	x	3450mm	
	12'9"	x	11'3"	
Study	3120mm	x	3000mm	
	10'3"	x	9'10"	
Bedroom 1	3635mm	x	3470mm	
	11'11"	x	11'5"	
Bedroom 2 (max.)	5142mm	x	2540mm	
	16'10"	x	8'4"	
Bedroom 3 (max.)	3920mm	x	2700mm	
	12'10"	x	8'11"	

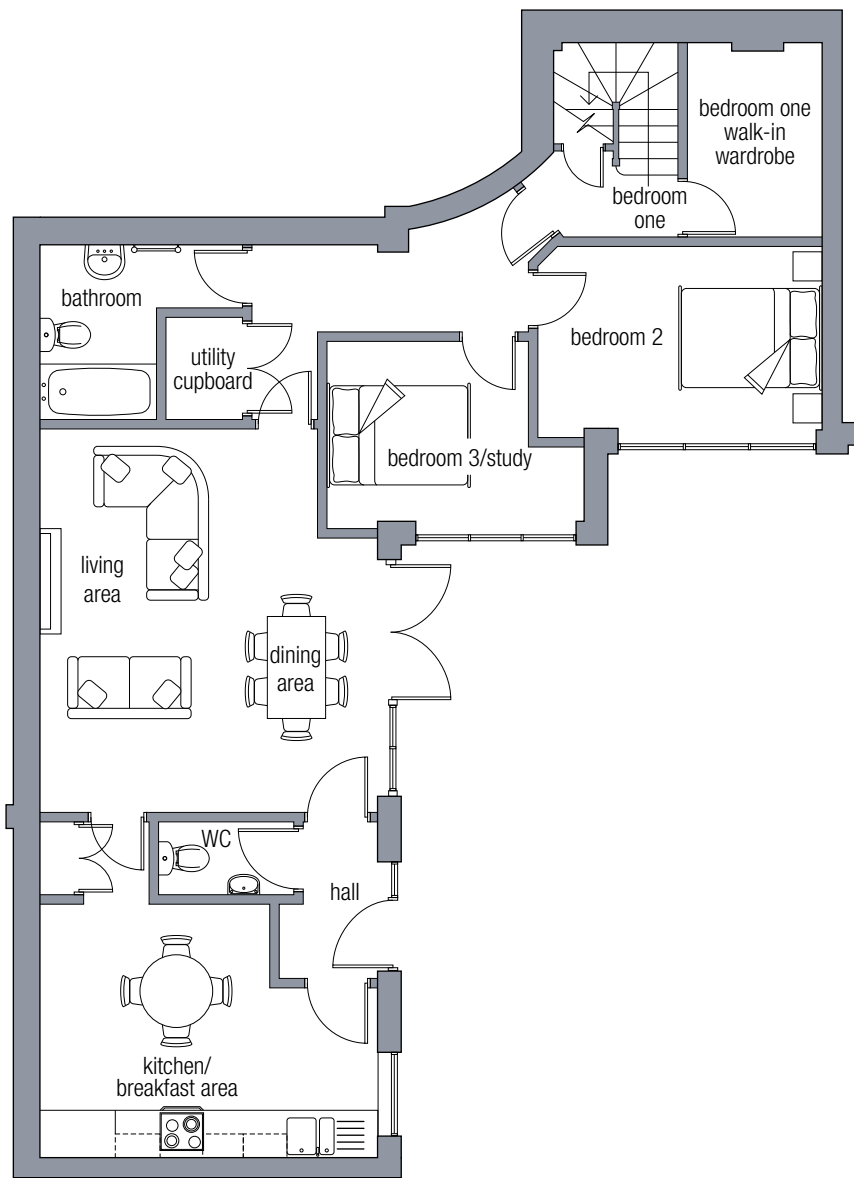


Number 2

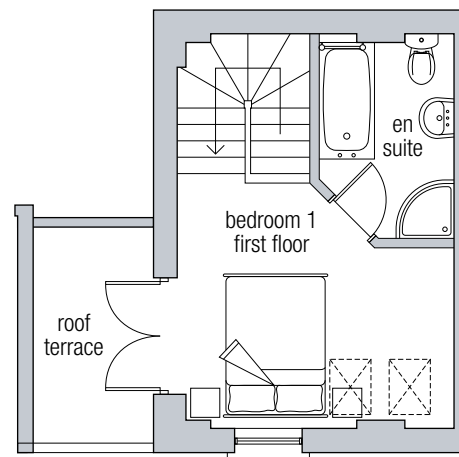
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living and dining area



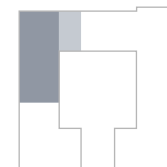
ground floor



first floor

NUMBER 2

Living	5264mm x 4635mm 17' 3" x 15' 2"
Kitchen	4634mm x 3479mm 5' 2" x 11' 5"
Study/Bedroom 3 (max.)	3530mm x 2570mm 11' 7" x 8' 5"
Bedroom 1	3800mm x 3324mm 12' 5" x 10' 10"
Bedroom 2	3902mm x 2503mm 12' 9" x 8' 2"

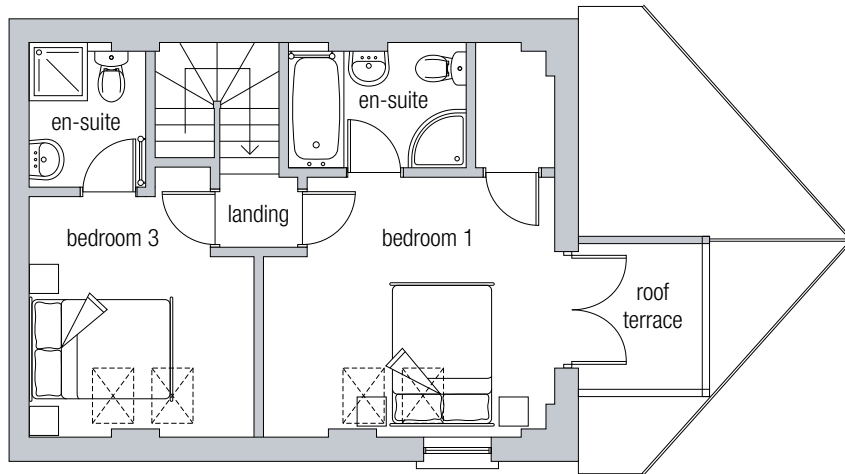


Number 3

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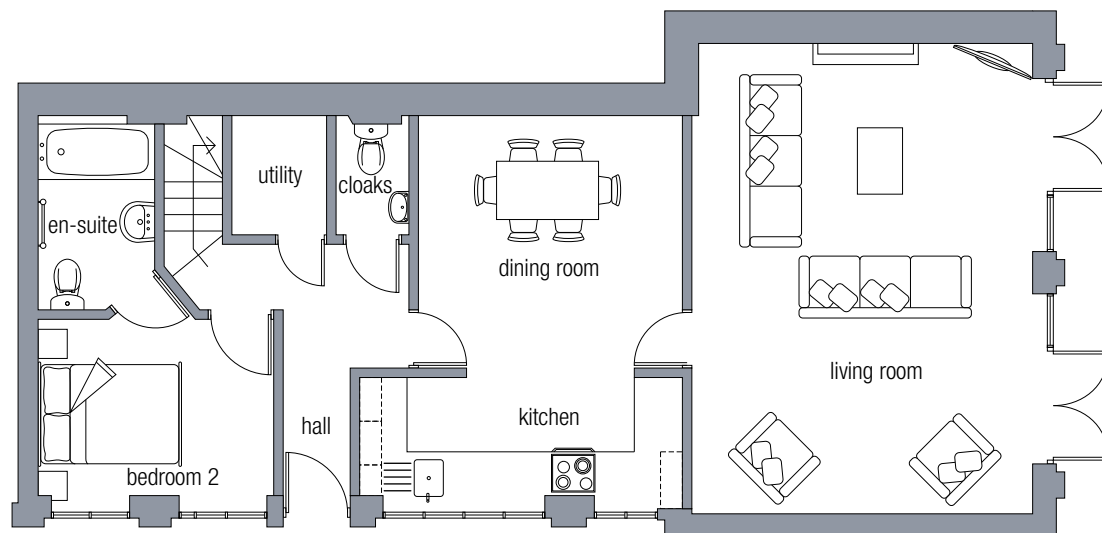
View from bedroom 1 to roof terrace



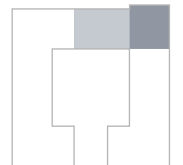
first floor

NUMBER 3

Living room	6464mm x 4678mm 21' 2" x 15' 4"
Kitchen	4430mm x 1798mm 14' 6" x 5' 11"
Dining room	3624mm x 3442mm 11' 10" x 14' 4"
Bedroom 3/Study	3234mm x 2597mm 10' 7" x 8' 6"
Bedroom 1	3998mm x 3575mm 13' 1" x 11' 8"
Bedroom 2	3309mm x 3087mm 10' 10" x 10' 1"



ground floor

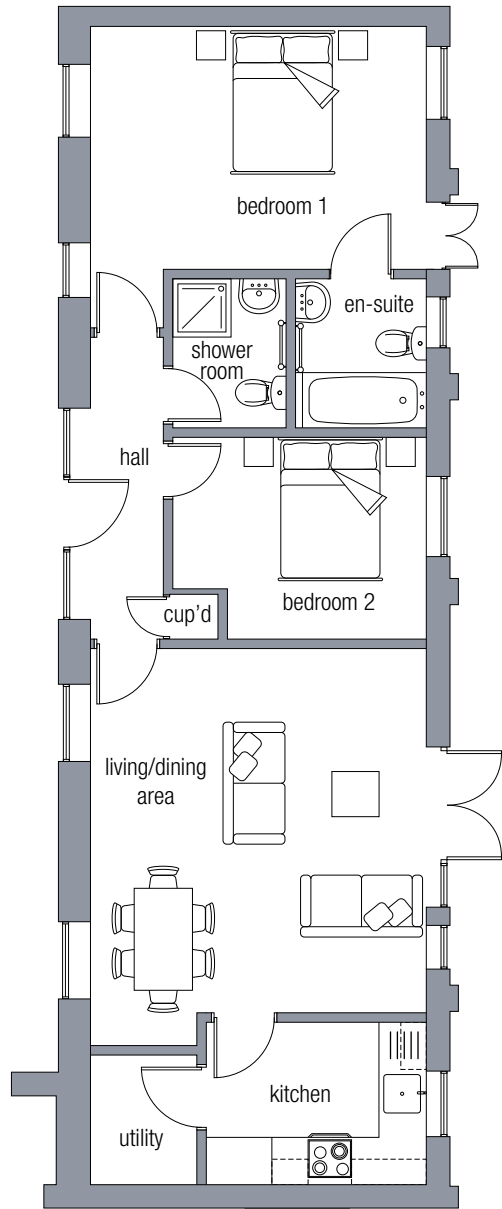


Number 4

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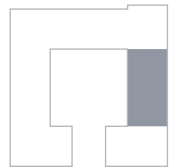


Living and dining area



NUMBER 4

Living room (max.)	5450mm x 4610mm 17'10" x 15'1"
Kitchen	3020mm x 2230mm 9'10" x 7'3"
Bedroom 1	4610mm x 3335mm 15'1" x 10'11"
Bedroom 2 (max.)	3480mm x 2770mm 11'5" x 9'1"



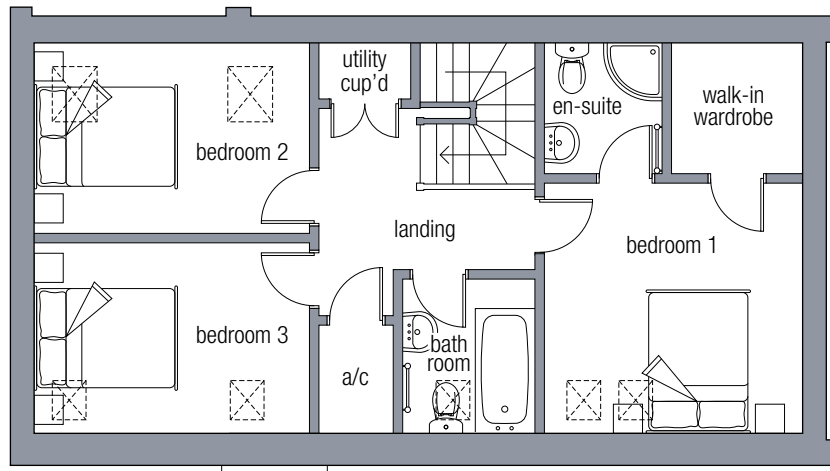
ground floor

Number 5

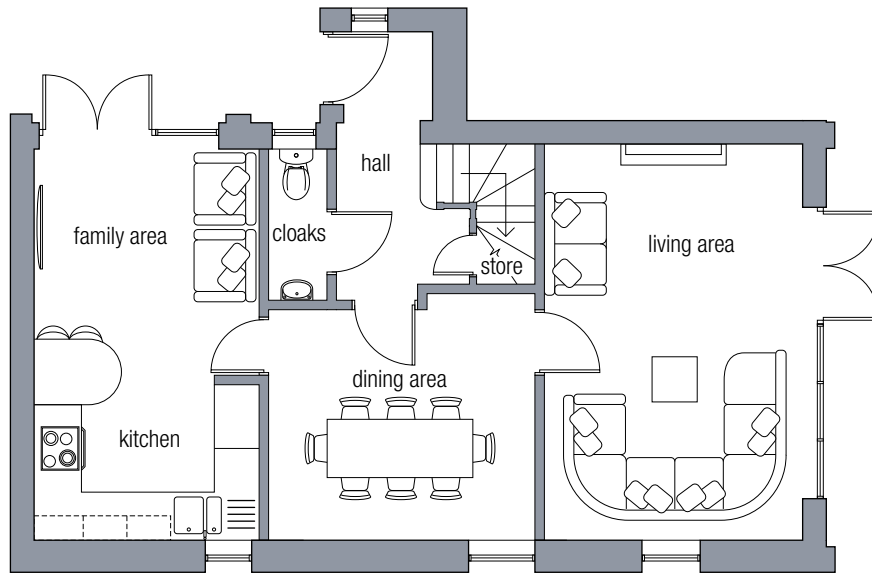
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View through french doors to
family area and kitchen



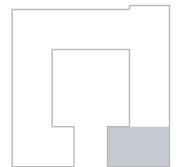
first floor

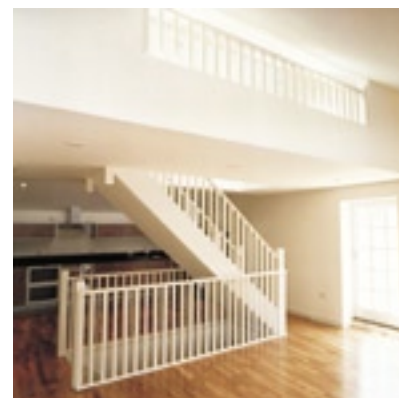
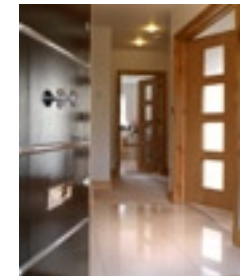
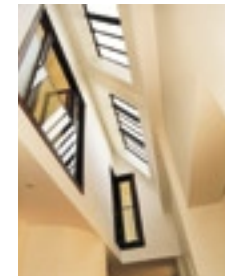
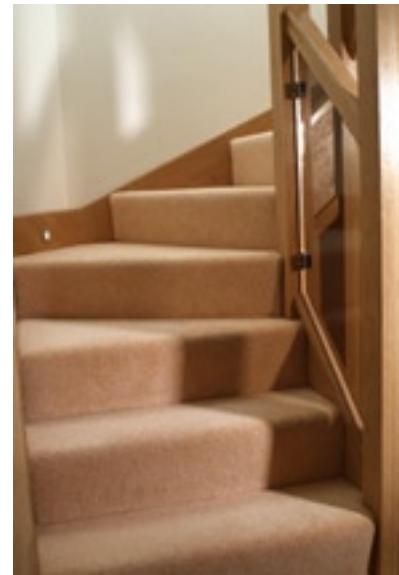


ground floor

NUMBER 5

Living room/Family	5430mm x 3545mm 17'9" x 11'7"
Kitchen	5460mm x 3089mm 17'11" x 10'1"
Dining room	3656mm x 3375mm 12'00" x 11'1"
Bedroom 1	3545mm x 3434mm 11'7" x 11'3"
Bedroom 2	3780mm x 2615mm 12'5" x 8'7"
Bedroom 3	3780mm x 2615mm 12'5" x 8'7"





This brochure has been produced at the commencement of the construction of Clarence Park Mews. The images are a faithful reflection of what is intended at the time of going to print. Townstone reserves the right to make changes from time to time. This brochure does not form any part of a contract.

T O W N S T O N E