

Deeves Hall, Deeves Hall Lane  
Potters Bar, Hertfordshire, EN6 3LS  
£3,250,000 Freehold

**STATONS**

Tel: 020 8445 3694  
Email: [totteridge@statons.com](mailto:totteridge@statons.com)  
Bedrooms 6 | Bathrooms 5 | Receptions 6







## Deeves Hall, Deeves Hall Lane Potters Bar, Hertfordshire EN6 3LS



An imposing detached residence set centrally within grounds approaching 1.1 acres and adjacent to green belt countryside.

This elegant home is offered to a high standard throughout and combines the charm and character of its age with modern, contemporary finishes including the beautiful fitted kitchen and bathrooms. The house provides spacious, well-proportioned accommodation ideal for family living and grand scale entertaining.

Arranged over three floors with an extensive cellar, the house provides flexible living accommodation comprising 4 reception rooms and a study. On the first floor is a sumptuous master bedroom and a further 2 bedroom suites, each with en-suites and dressing areas. On the top floor are two further bedrooms and a family bathroom. There is a ground floor guest room/annexe with its own private access, ideal for visitors or elderly relatives.

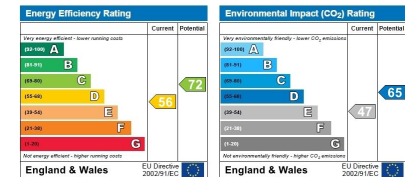
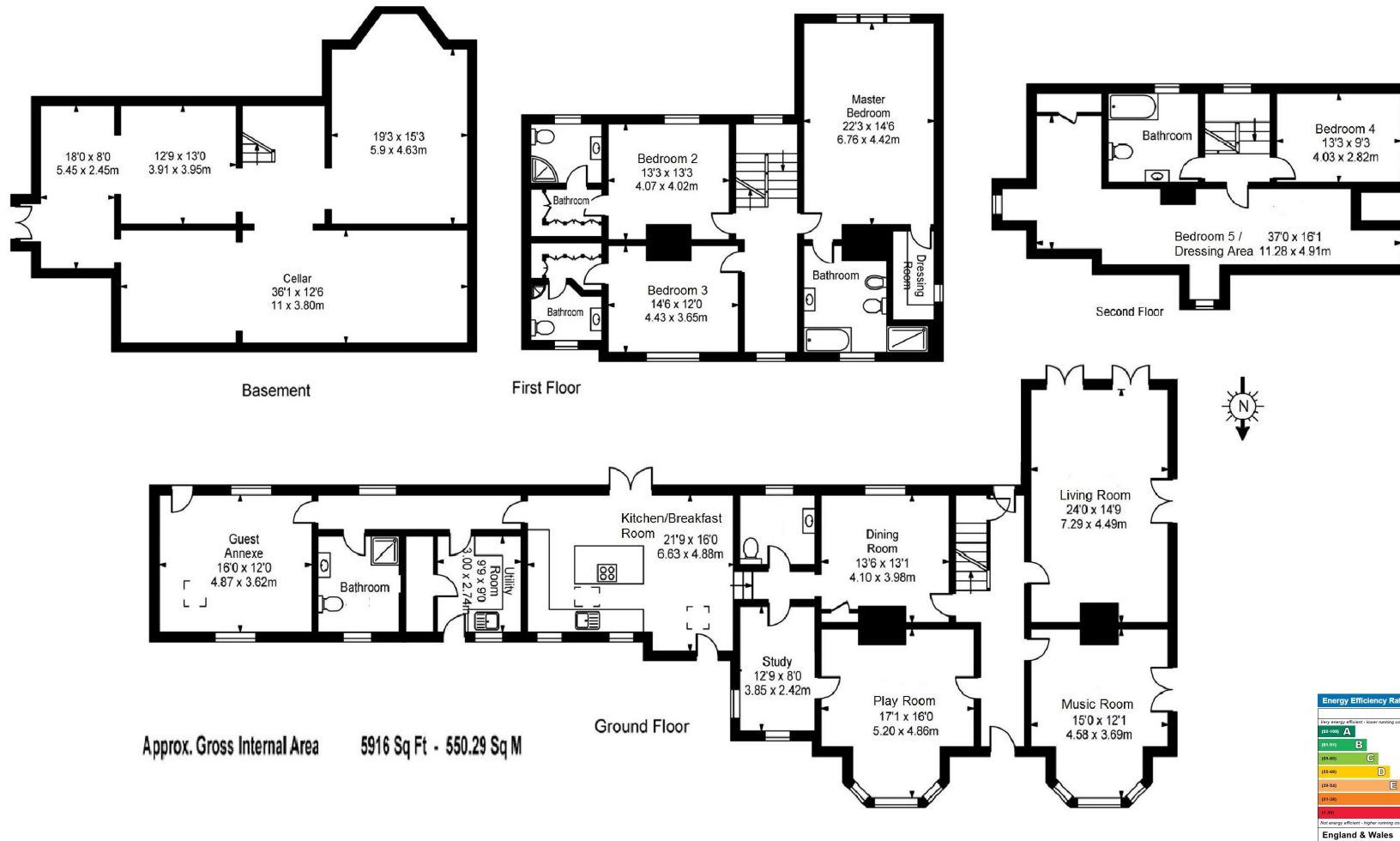
Installed is a Crestron Entertainment System which controls the lighting, audio and television throughout the property. The system also operates the external lighting and speakers that have been installed to the rear garden

Situated on a plot of 1.1 acre, the immaculate gardens are laid to lawn and surrounded by a selection of mature trees. The house is approached via a gated entrance leading to an extensive driveway and front lawn. There are two additional detached buildings which can be utilised as offices, gymnasium or potential ancillary accommodation to the house. The south-facing rear garden is lawned with small orchard and terrace running along the rear of the house.

Deeves Hall is conveniently placed for junction 1 of the A1 and junction 23 of the M25 and offers access to the shops, local amenities and recreational facilities of nearby Potters Bar and Barnet. Potters Bar station (around 3 miles) offers direct trains to London Kings Cross or Moorgate. The Northern Line is available from High Barnet (5 miles) which links with Euston and the City. The major London airports are all within easy access. Sporting facilities are varied with a number of golf courses nearby. There is also a Cricket Club and Lawn Tennis Club in Potters Bar and walking and riding in the local countryside. There are some excellent independent schools in the area including Haberdashers Askes for Boys at Elstree, Manor Lodge at Shenley, Lochinver House in Potters Bar, St Marthas in Barnet







## Features Include

- Imposing Residence • Set in Grounds Approaching 1.1 acres • Guest Annexe • Immaculate Gardens • Orchard

### DISCLAIMER:

In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate. All dimensions include wardrobe spaces where applicable.

### BARNET

1-2 Hadley Parade  
High Street  
Barnet, Herts  
EN5 5SX  
Tel: 020 8449 3383  
Fax: 020 8441 7676  
barnet@statons.com

### RADLETT

50 Watling Street  
Radlett  
Herts  
WD7 7NN  
Tel: 01923 604 321  
Fax: 01923 859 182  
radlett@statons.com

### NEW HOMES SHOWCASE

204 High Street  
Hadley Green  
Barnet, Herts  
EN5 5SX  
Tel: 020 8441 9555  
Fax: 020 8441 7976  
newhomes@statons.com

### HADLEY WOOD

10 Crescent West  
Hadley Wood  
Herts  
EN4 0EJ  
Tel: 020 8440 9797  
Fax: 020 8440 8282  
hadley@statons.com

### TOTTERIDGE

28 - 30 Totteridge Lane  
Totteridge  
London  
N20 9QJ  
Tel: 020 8445 3694  
Fax: 020 8445 3217  
totteridge@statons.com

### BROOKMANS PARK

53 Bradmore Green  
Brookmans Park  
Herts  
AL9 7QS  
Tel: 01707 661144  
Fax: 01707 644111  
brookmans@statons.com