



Kennel Cottages, Shendish Hemel Hempstead HP3 0AB



"Kennel Cottages" offers wonderful and generous accommodation throughout with period features. This property offers a unique combination of serenity and undisturbed natural beauty with the convenience of being a short walk from amenities and Apsley Train Station. Of particular note is the principal reception room with vaulted ceiling, exposed wooden beams and benefiting from wood burning stoves, one with a back boiler. The conservatory offers a bright and spacious accommodation, ideal for entertaining or simply relaxing and enjoying the gorgeous views of the rear garden. It also provides access to both bedroom one and three as well as french doors leading to the rear garden. The kitchen/ diner is fitted with a range of wall and base units benefiting from a number of integrated appliances, a utility room leading off it and french doors opening onto the patio area.

Outside

The rear garden is simply stunning with capacious lawn area, colourful flower beds and a large, paved patio perfect for entertaining friends and family. The botanic greenhouse provides an ideal area for all gardening enthusiasts. There is a rainwater harvesting system comprising above and below tanks with pump to tap. There is also a delightful summer house to relax/entertain in during the summer.

The detached double garage also has parking for two vehicles on the forecourt. In addition there is an attic room above for storage which is fully boarded and insulated. There is an additional area to the side and rear of the garage ideal for wood store.





welcome to Kennel Cottages, Shendish Hemel Hempstead

- THREE BEDROOMS
- TWO RECEPTION ROOMS
- BATHROOM AND TWO EN-SUITES
- ANNEX WITH SAUNA AND SHOWER ROOM
- DOUBLE GARAGE

Tenure: Freehold EPC Rating: D
Council Tax Band: G

offers in the region of

£800,000

A stunning three bedroom character property tucked away in an enviable location within the charming Shendish Manor Estate.

Reception Room

20' 3" max x 16' 2" max (6.17m max x 4.93m max)

Kitchen/Diner

17' 3" max x 11' 9" max (5.26m max x 3.58m max)

Study

14' max x 10' 1" max (4.27m max x 3.07m max)

Conservatory

17' 5" max x 12' 11" max (5.31m max x 3.94m max)

Bedroom One

13' 8" max x 12' 8" max (4.17m max x 3.86m max)

Bedroom Two

13' 1" max x 9' 8" max (3.99m max x 2.95m max)

Bedroom Three

11' 11" max x 9' 2" max (3.63m max x 2.79m max)

Annexe

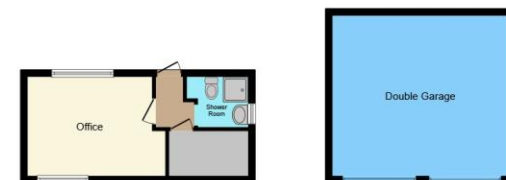
14' max x 9' 10" max (4.27m max x 3.00m max)

Double Garage

18' 2" max x 17' 8" max (5.54m max x 5.38m max)



Floor Plan



Outbuilding

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Reference:
BKH103013- 0007

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