



The Ridgeway, Cuffley



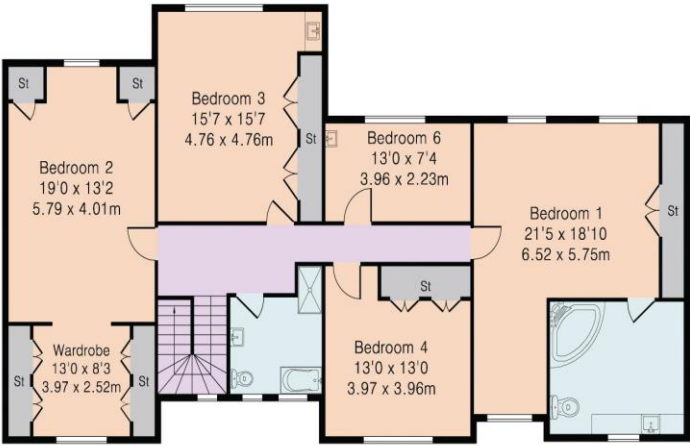
- SET WITHIN OVER AN ACRE OF BEAUTIFULLY LANDSCAPED GROUNDS
- 300-FOOT SOUTH FACING GARDEN
- 6 BEDROOMS
- HUGE SCOPE & POTENTIAL SUBJECT TO PLANNING PERMISSION
- SPACIOUS SELF-CONTAINED ANNEX
- 45-FOOT HEATED SWIMMING POOL AND DEDICATED GYM ROOM
- LARGE CARRIAGE DRIVEWAY & DOUBLE GARAGE PROVIDING AMPLE PARKING

The Ridgeway
Cuffley EN6 4BB

Set behind a sweeping carriage driveway and nestled within over an acre of beautifully landscaped grounds, this exceptional six-bedroom residence offers refined living in a truly enviable location. Just over a mile from the vibrant heart of Cuffley Village—with its boutique shops and direct rail links to London—the property enjoys a commanding position with a 300-foot south-facing garden and uninterrupted panoramic views. Designed for both comfort and style, the home centres around a contemporary kitchen with a striking central island, flowing effortlessly into expansive living areas and a chic TV lounge featuring a bespoke media wall. A spacious self-contained annex area provides flexible accommodation for guests, extended family, or private staff. The outdoor amenities elevate the lifestyle on offer: a 45-foot heated swimming pool, a dedicated gym room, and generous entertaining spaces create a private retreat for wellness and leisure. A double garage and ample parking complete the picture. With significant potential for extension and personalisation (subject to planning permission), this distinguished home combines timeless elegance with modern luxury—offering a rare chance to create a bespoke family haven in one of Hertfordshire’s most sought-after settings.



Approximate Gross Internal Area 4245 sq ft – 395 sq m
Ground Floor Area 2730 sq ft – 254 sq m
First Floor Area 1515 sq ft – 141 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

