



GREENHILL



The Holkham Moles Farm  
, Ware, SG12 0UG

Guide price £1,250,000



# The Holkham Moles Farm, Ware, SG12 0UG

Greenhill Estates is delighted to present this stunning 4-bedroom luxury home located within Hanbury View, a prestigious and sought-after private development just 5 minutes from Ware. Built only a few years ago, this exceptional property has been meticulously crafted to the highest standards, offering approximately 2,500 sq ft of beautifully appointed living space, complemented by an additional 500 sq ft of covered parking which can accommodate up to 4 cars with additional storage space.

From the moment you step inside, you'll be greeted by a sense of space and sophistication. The home boasts four generous double bedrooms, each designed with comfort and style in mind, along with three elegantly appointed bathrooms featuring modern fixtures and premium finishes. The expansive open-plan kitchen, dining, and family room serves as the heart of the home—an ideal space for entertaining guests or relaxing with loved ones. Floor-to-ceiling windows flood the room with natural light and provide seamless access via bifolding doors to a south-facing garden, perfect for outdoor gatherings and enjoying sunny afternoons.

Throughout the property, you'll find luxurious touches such as underfloor heating, bespoke cabinetry tailored to maximise storage and aesthetic appeal, multiple versatile reception rooms, and designer lighting that adds a touch of elegance and ambience. The attention to detail and high-quality craftsmanship make this home truly one-of-a-kind.

Set within a peaceful, private community, Hanbury View offers a perfect blend of tranquility and accessibility, with excellent local amenities, schools and transport links nearby. Early viewing is highly recommended to fully appreciate the exceptional quality and lifestyle this exceptional home has to offer.



Step Inside

Step Outside

Location



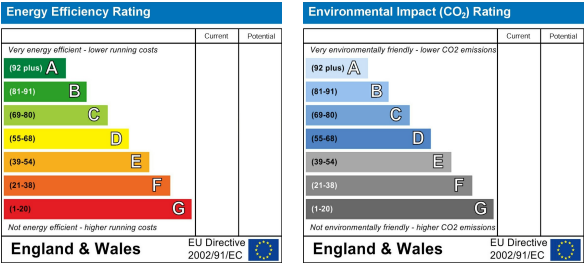
## Area Map



## Floor Plan



## Energy Efficiency Graph



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