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Hay Barn House, Springwell Lane, Rickmansworth, WD3 8UW

An exceptional and highly characterful barn conversion in a delightful waterside setting.

- Stunning newly converted waterside home
- Finished to exacting standards throughout
- Circa 4000 sq ft of immaculate accommodation
- Superb open plan kitchen / dining / family room
- Grand vaulted living room with log burner
- Four individual well appointed bedroom suites
- Entrance hall, inner hallway and courtyard
- Study, utility room, plant room and garage
- Slipway, mooring and ample parking
- Fantastic garden with breath-taking views

Hay Barn House is an exceptional, newly converted family home set in a picturesque waterside location alongside the Grand Union Canal and River Colne. From the moment you enter the welcoming hallway, you're greeted by an abundance of natural light. The home blends old and new with effortless style, flowing seamlessly between the kitchen, dining, and family living areas. Bi-fold doors open onto the rear garden with tranquil canalside views, and internally onto a central courtyard. The impressive vaulted living room, once a hay barn, retains its original wooden beams and features a striking fireplace with a cosy log burner. A beautifully crafted oak mezzanine balcony overlooks this remarkable space. The barn offers four generously sized ensuite bedrooms, each with its own character. Designed with versatility and practicality in mind, the property includes a study, utility room, garage, and plant room. Externally, there is ample parking, a large patio area, and a grassy lawn down to the water's edge.



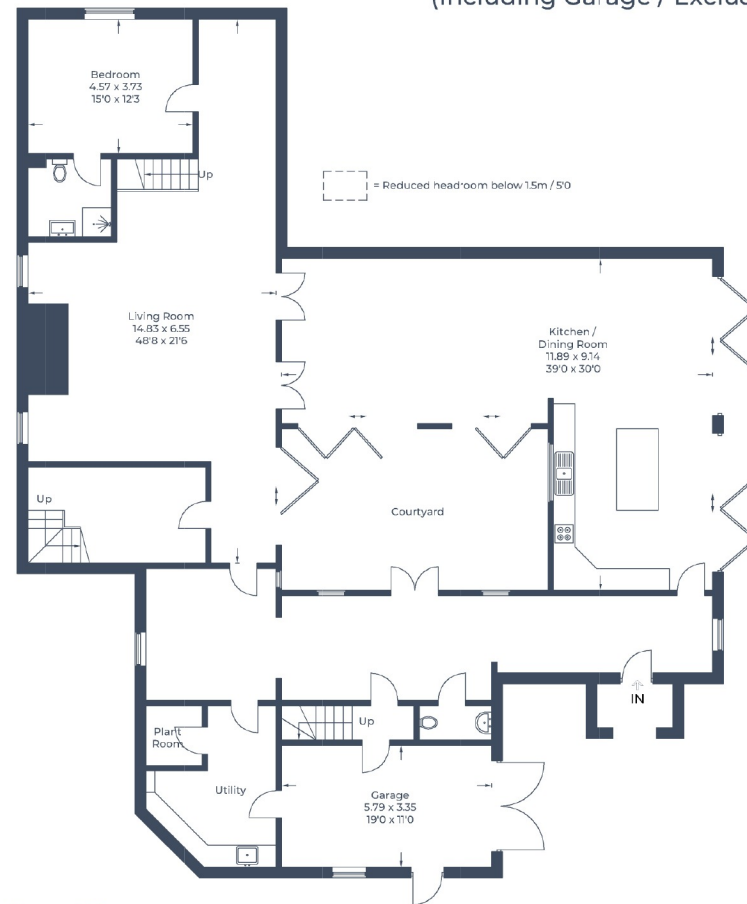


Rickmansworth's strategic location ensures seamless access to London, with excellent fast rail links (Chiltern Line to Marylebone) and road connections (M25 Junction 18 close by and M1 within easy reach). This makes it an attractive and efficient commuter town for those seeking a balance between urban and rural life. A fantastic choice of both state and private schooling options are available locally.

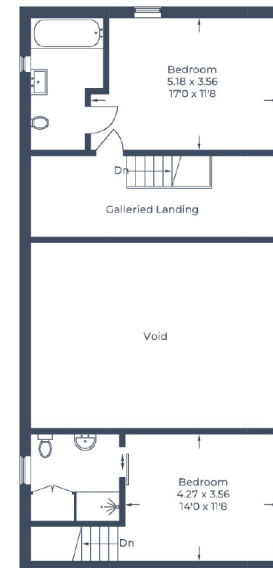
Tenure: Freehold | Council Tax: H



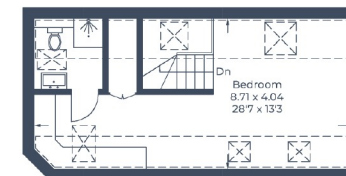
Approximate Gross Internal Area
 Ground Floor = 267.0 sq m / 2,874 sq ft
 First Floor = 101.8 sq m / 1,096 sq ft
 Total = 368.8 sq m / 3,970 sq ft
 (Including Garage / Excluding Courtyard / Void)



Ground Floor



First Floor



First Floor

Illustration for identification purposes only,
 measurements are approximate, not to scale.

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