



Ringshall, Berkhamsted, Hertfordshire



Spacious family accommodation in excess of 5,000sq.ft

Well laid out over three floors, the accommodation lends itself to a large family looking for flexible space. The property itself flows around the generous entrance hall and first floor landing, which, in turn gives access to the principal reception rooms and bedroom suites. The real highlights are the spacious kitchen/family room and drawing room which both have access to the rear garden. A further benefit to this home is the self contained, one bedroom annexe with its own separate shower room.

The spacious accommodation combines with approximately three acres of garden and paddock, proximity to local amenities in Little Gaddesden, as well as easy access to sought after schools, Berkhamsted town centre and good transport links.



Guide price: £2,175,000

Tenure: Freehold

Local authority: Hertfordshire County Council

Council tax band: H

This wonderful family home comprises of five/six bedrooms and six bathrooms. The house is well designed to take maximum advantage of light and aspect and the private grounds of 2.47 acres include stables, a tack room and a paddock.







Little Gaddesden 0.5miles
Berkhamsted 5miles
M1 (J8)8 miles
M25 (J9) 9miles
London Euston 33 minutes
(All distances & times are approximate)

Set on the edge of Ashridge Forest, this spacious home is delightfully situated in an elevated Chilterns location, by Deer Leap in the hamlet of Ringshall and close to Little Gaddesden. A lovely rural retreat in a location popular with those who seek access to sought-after schools, local centres, and excellent transport links.







Location & Area

Springwood House is positioned in the hamlet of Ringshall near the Ashridge Estate, surrounded by thousands of acres of National Trust woodland and stunning rolling countryside connected by extensive footpaths and bridleways. Aldbury is a pretty village within easy reach and Little Gaddesden also offers a village shop, post office, public house and a church.

Berkhamsted is approximately 5 miles away and offers a more comprehensive range of facilities. Communication links are excellent in the area, being easily accessible to the motorway network and London via the M1 and A41 with fast links to the M25 and Heathrow Airport. The area is popular with commuters for its superb rail links to London, including Berkhamsted and Tring to London Euston (approximately 30 minutes) and the Metropolitan Line Underground service is available from both Chesham and Amersham (London Marylebone and Baker Street approximately 40 minutes).

There is a wide choice of schooling for children of all ages including Berkhamsted School, Potten End Church of England Primary School, Beechwood Preparatory School, Lockers Park Preparatory School in Hemel Hempstead, Chesham Preparatory School and Tring Park School for the Performing Arts.



This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

Approximate Area = 455.6 sq m / 4,904 sq ft
 Outbuilding = 38.5 sq m / 414 sq ft
 Total = 494.1 sq m / 5,318 sq ft
 (Including Garage)



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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