



The Roundings, Hertford Heath

SG13 7PX

Offers In Excess Of £1,750,000



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## Struan, The Roundings, Hertford Heath, Herts, SG13 7PX

A substantial 5 bedroom detached family home occupying a mature plot within this prestigious private residential road of predominantly similar substantial detached houses directly adjoining the protect nature reserve and only a short distance from Haileybury College. The property offers well presented accommodation including 4 reception rooms and 4 bathrooms, whilst externally the property benefits from a double garage and detached summerhouse.

The Roundings is a private country lane which directly adjoins a large nature reserve of approximately 28 hectares of woodland and low land heath, whilst the College Arms pub is also only a short stroll away. The nearby towns of Hertford and Hoddesdon are both within a short drive away and provide a good selection of shops, restaurants and mainline train stations with fast services to Central London.



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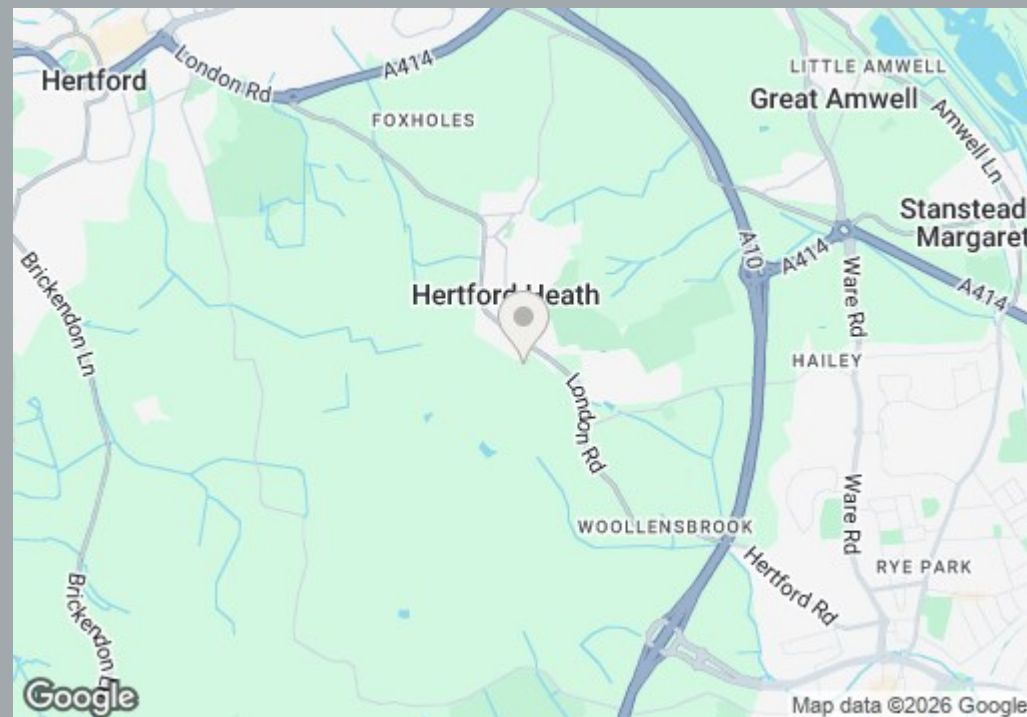
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GROUND FLOOR  
APPROX. FLOOR  
AREA 1874 SQ.FT.  
(174.1 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 1139 SQ.FT.  
(105.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 3013 SQ.FT. (279.9 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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