Shenleybury, Shenley

£1,995,000 (Freehold)

VILLAGE
ESTATES

Hollybush Cottage is a beautiful five-bedroom detached character home, enviably positioned behind gates and surrounded by picturesque Green Belt countryside. Located approximately 2 miles from Radlett, the property is set within a stunning plot of approximately 0.63 acres. It enjoys a wonderful sense of privacy and seclusion while still offering an exceptional semi-rural setting.

The ground floor accommodation comprises a spacious hallway, featuring a stunning open staircase. Leading off the entrance hall is a magnificent fully fitted kitchen/breakfast room, complete with a TV seating area and direct access opening onto the garden. Flowing from the dining area is an impressive reception room, featuring an open fireplace and triple aspect, large character patio doors overlooking the vast garden. The ground floor is further complemented by an additional reception room, currently used as a games room, along with a utility room, W.C., and ample storage throughout.

On the first floor, the principal bedroom benefits from a magnificent en-suite bathroom and a generous dressing area with extensive fitted wardrobes. Bedroom two boasts a spacious en-suite shower room, while there are three further well proportioned bedrooms served by a family bathroom.

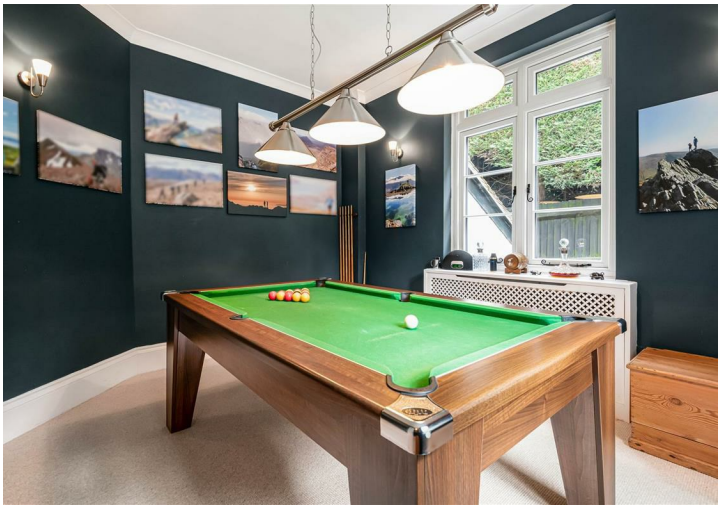
Externally, to the rear is a stunning and exceptionally large, secluded garden of approximately 0.63 acres, beautifully surrounded by mature trees, established shrubs, and an abundance of planting, creating a wonderfully private setting. The garden features a substantial patio area, ideal for entertaining and outdoor dining. To the front, the property benefits from a large driveway providing off road parking for multiple vehicles, as well as a separate double garage.

01923 852434

www.village-estates.co.uk

Village Estates
70d Watling Street, Radlett
Herts WD7 7NP

Important Note: These particulars do not form part of any contract. All measurements are approximate and should not be relied upon. All prices quoted are strictly subject to contract.



BETHAN

Approximate Gross Internal Area 2877 sq ft - 267 sq m
(Excluding Garage)

Ground Floor Area 1473 sq ft – 137 sq m
First Floor Area 1404 sq ft – 130 sq m
Garage Area 447 sq ft – 41 sq m

PINK PLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

VILLAGE ESTATES

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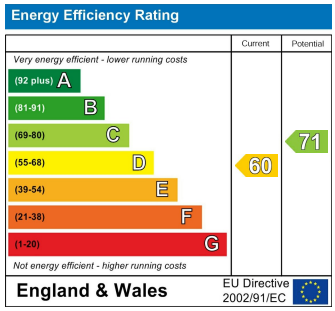
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