



SIMPLY HOMES

Walkern SG2 7FA

Price Guide £2,000,000



Walkern SG2 7FA

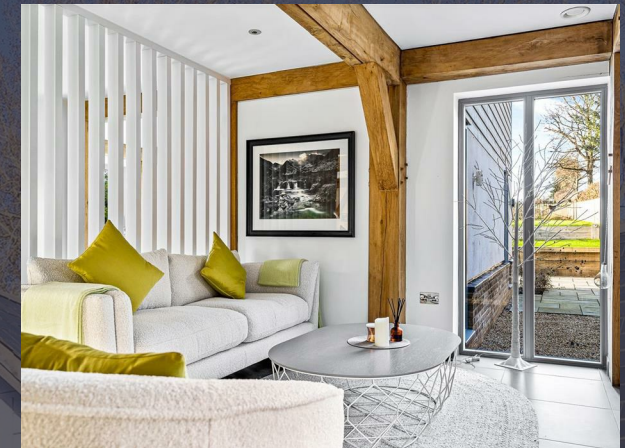
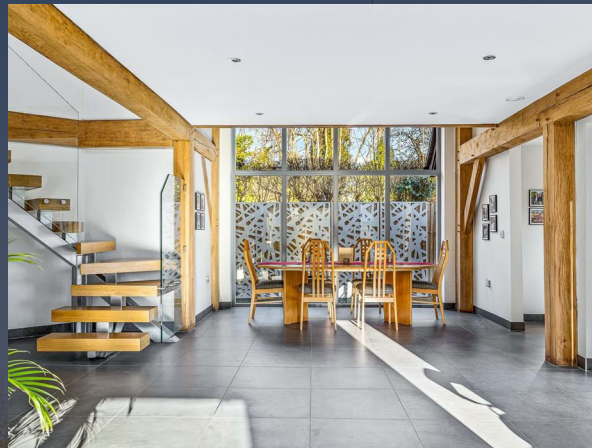
An Exquisite & Example Barn Style Property – An exquisite combination of class and modern styling. Located in Hertfordshire within the rural setting of Walkern, featuring unobstructed views over rolling countryside. The property was built just 4 years ago and benefits from modern day construction with luxury and stunning contemporary design features.

The property has been lovingly designed/constructed (2018) into a wonderful family home. The barn style property has been completed internally and externally with high quality and bespoke finishes, dripping with glass and tremendous wooden beams. The home had been thoughtfully fashioned with some beautiful detailing and structural features that are showcased alongside wonderful, vaulted ceilings and full height glazing.

Enter via the entrance porch and in through the front door that welcomes you into an impressive entrance lobby leading to a ground floor of bright spacious rooms. Off to the left is a modern kitchen which has been wonderfully designed with fitted appliances, L shaped kitchen island and a range of base and eye level units. At the rear of the ground floor is the triple aspect living room with sliding doors and bespoke full height windows that overlook the beautiful plot. Returning through the fully fitted utility room leads to a boot room with full sized loft and staircase leading to the guest suite. The remainder of ground floor comprises of a further snug/reception room and downstairs cloakroom.

To the first floor where the eye-catching staircase with glass balustrade leads a bright, airy and open landing. The first-floor landing leads on to the principle bedroom which boasts fitted wardrobes into a 3-piece en-suite with vaulted ceilings. The principle bedroom features a set of double doors opening out to views of the 250ft garden and views of the countryside beyond. The remainder of the first floor consists of three further bedrooms with one contemporary fitted en-suite bathroom and a separate family bathroom in keeping with Charter House's luxurious feel. The property features the added luxury of under-floor heating throughout.

To the exterior, the home is accessed via a private road to a large, gated shingle driveway with parking for numerous vehicles. Towards the rear of the property, the 250ft, West facing garden boasts un-obstructed and spectacular views of the village countryside. The garden is predominantly laid to lawn with mature trees, herbaceous beds, and borders. To the immediate rear of the property is an initial paved patio area, suitable for all outside entertainment needs.



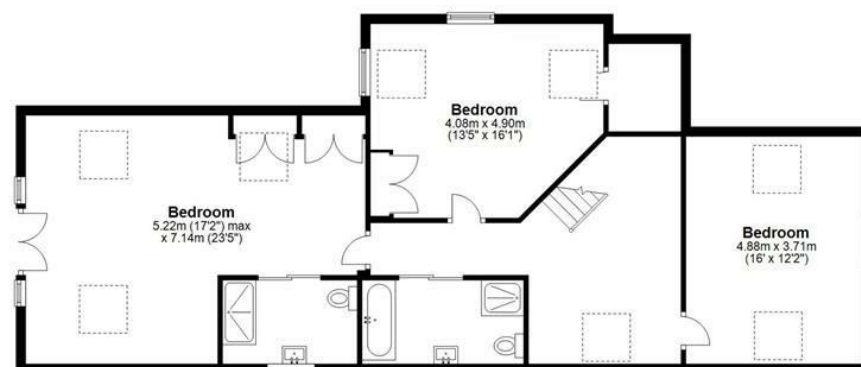
Ground Floor

Approx. 220.5 sq. metres (2373.7 sq. feet)



First Floor

Approx. 151.8 sq. metres (1634.3 sq. feet)



Total area: approx. 372.4 sq. metres (4008.0 sq. feet)



SIMPLY HOMES

115 Fore Street | Hertford | SG14 1AS | 01992 558 557 | sales@simply-homes.co.uk | simply-homes.co.uk | Find us on

