

**The White House, Northaw Road West, Northaw, EN6 4NW**

**Price: £1,200,000**  
**Freehold**



Vanessa McCallum Estates Ltd  
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**A truly stunning 4 bedroom detached character home, built in 1880 and restored by the current owners to a high specification. The bright and spacious accommodation is set on 2 floors. On the ground floor there are 3 reception rooms, kitchen/dining room, a utility room, ground floor cloakroom and an integral garage. The first floor comprises the Principal Bedroom with en-suite, walk-in dressing room and large roof terrace, 3 further bedrooms (one with en-suite) and family bathroom. Externally there is a beautiful 30M X 20M rear garden, fantastic purpose-built home office/gym and a quaint Victorian Summerhouse with terrace and W.C.**

- STUNNING 4 BEDROOM DETACHED PERIOD HOME
- 3 RECEPTION ROOMS
- KITCHEN/DINING ROOM
- UTILITY ROOM
- INTEGRAL GARAGE
- 2 EN-SUITES AND ROOF TERRACE
- WELL MAINTAINED 30M X 20M REAR GARDEN
- VICTORIAN SUMMERHOUSE WITH TERRACE AND WC
- PURPOSE-BUILT GYM/HOME OFFICE
- OFF-STREET PARKING

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## **FEATURES**

### **DESCRIPTION**

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### **ACCOMMODATION**

ENTRANCE HALLWAY  
GROUND FLOOR CLOAKROOM  
OFFICE/LIBRARY  
LIVING ROOM  
KITCHEN/DINING ROOM  
UTILITY ROOM  
INTEGRAL GARAGE

### **FIRST FLOOR**

PRINCIPAL BEDROOM WITH EN-SUITE, WALK IN WARDROBE AND TERRACE  
3 FURTHER BEDROOMS (1 WITH EN-SUITE)  
FAMILY BATHROOM

### **30M X 20M REAR GARDEN**

VICTORIAN SUMMER HOUSE WITH CLOAKROOM AND TERRACE  
PURPOSE-BUILT GYM/HOME OFFICE  
OFF STREET PARKING

## **LOCATION**

This property is situated on Northaw Road West which is the main road through Northaw Village. There are many beautiful walks close by and there is a bus that runs through this village. Potters Bar, Cuffley and Brookmans Park all have mainline railway stations and are only a short drive away. Access to the M25 and A1(M) is also close by. There are many other schools within a short drive away including Lochinver House, Stormont, Queenswood and Dame Alice Owen's. Northaw Church of England School and Squiggles Pre-School are within walking distance.

## **SERVICES**

Gas Central Heating and Mains Drainage.  
Council Tax Band G

## **LOCAL AUTHORITY**

Welwyn Hatfield Council.

## **VIEWING**

STRICTLY BY APPOINTMENT VIA VANESSA MCCALLUM ESTATES.

## **IMPORTANT NOTICE CONCERNING THESE PARTICULARS**

None of the statements contained in these particulars are to be relied on as statements of fact. Any areas, measurements or distances are approximate and are only a guide. We have not tested any equipment, appliances or services to the property. Applicants must satisfy themselves by inspection or otherwise. These particulars do not form part of any contract.

## **ANTI MONEY LAUNDERING**

Due to Money Laundering Regulations, all purchasers and vendors are now legally obliged to provide formal identification from any person(s) wishing to purchase/sell a property through Vanessa McCallum Estates Ltd. Facial recognition will be offered at a charge of £15 plus vat per person..



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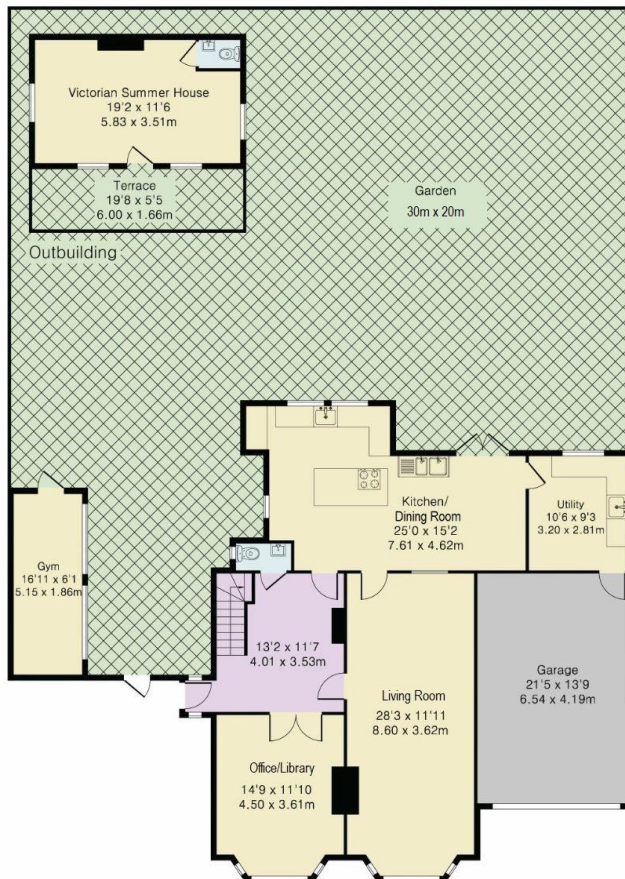
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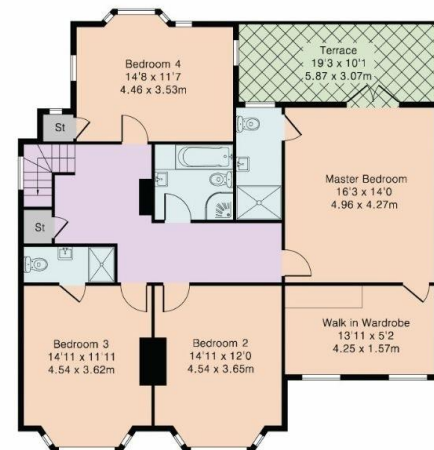


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Approximate Gross Internal Area 2960 sq ft – 275 sq m  
Ground Floor Area 1525 sq ft – 141 sq m  
First Floor Area 1209 sq ft – 113 sq m  
Outbuilding Area 226 sq ft – 21 sq m



Ground Floor



First Floor



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 as defined by RICS code of measuring practise. No guarantee is given on 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.

