



Little Braziers
Tower Hill | Chipperfield | Kings Langley | WD4 9LR

LITTLE BRAZIER S



DESCRIPTION

Little Braziers is an exceptional, beautifully presented and recently constructed 5 double bedroom detached country house located within a conservation area and situated in 1.8 acres of gardens and grounds. It has been completed to an exceptionally high standard throughout, and an internal inspection is highly recommended to fully appreciate its quality and craftsmanship.

With an abundance of entertaining space, both inside and outside, you enter Little Braziers into a generous galleried entrance hall with tiled floor and providing access to both the extremely impressive kitchen/breakfast/family room, the double reception room and also the study.

The kitchen itself, is a particular highlight of the property. Centered around a large central island, with generous sitting area and a further Orangery currently used as dining area, and all with views over the garden, it really does make for the perfect family environment.

The double reception room adjoining and accessed through the kitchen provides an abundance of space for formal dining and entertainment and further benefits from large windows on three sides and therefore views across the stunning gardens.













SELLER INSIGHT

“ Little Braziers has been our beloved home for 12 years. We invested in interior designers to meticulously craft each major room. The upgrades include new downstairs flooring with large polished concrete tiles, a completely redecorated formal dining room and drawing room, and a contemporary Scandinavian two-sided natural wood-burning fireplace. The new family bathroom is styled in grey and white with high-quality silver furnishings and a modern suite. The large master bedroom features fitted wardrobes, a dressing area, and a spacious en-suite with a modern shower, roll-top bath, and Italian tiles. We also installed new lighting throughout.”

“The house offers a feeling of complete privacy, set away from the road down a private drive. Its imposing yet warm design is nestled on land with large mature trees and frequent sightings of kites, rabbits, muntjac deer, and rare birds. It is completely safe and secure while being within walking distance of Chipperfield – offering the best of both worlds.”

“There is so much we love about the house—the genuine privacy, the tranquil setting, and the ability to entertain large groups of friends and family all year round. The downstairs rooms flow seamlessly, opening up in the summer and providing a cosy retreat by the fire in the winter.”

“We have cherished seeing our children’s smiles as they played in the garden, had water fights, learned to drive, and enjoyed various outdoor activities like snowball fights, football, badminton, croquet, rugby, trampolining, Easter egg hunts, and hide and seek.”

“Little Braziers is perfect for entertaining both inside and outside. Music can play without disturbing anyone, and the space has hosted countless memorable celebrations, including numerous birthday parties, company events, and gatherings with friends and family. You can relax in a quiet spot with a glass of wine or join the main group in the kitchen or on the terrace. The property feels entirely secluded, providing a sanctuary from the outside world.”

“The main kitchen area is a central hub where we mingle, gather around the island, eat together, watch movies, or simply chat. The dining room has been the scene of many large family gatherings at Christmas time with the fire roaring, music playing, and an abundance of great food, laughter, and wine.”

“Our neighbours are respectful and courteous, always ready to help while valuing each other’s privacy. The community consists of a mix of professionals, farmers, and entrepreneurs. We connect via WhatsApp groups and occasionally entertain each other, but only if desired.”

“Chipperfield offers a wonderful array of amenities, including the recently refurbished Chipperfield Boot pub, the family-owned Italian restaurant Osteria, and the renowned Two Brewers pub/restaurant on the main green. Additionally, there is an updated post office, a local convenience store, Blackwells bistro café with regular events, and the Cake Shack coffee shop.”

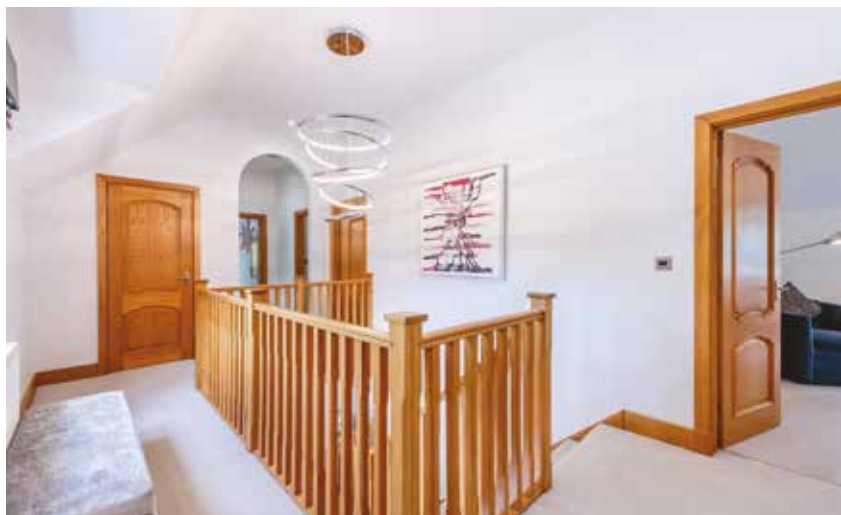
“We truly cannot choose one specific thing we will miss about our home—we will simply miss it all. The privacy, the space, and the cherished memories of raising our family here will always hold a special place in our hearts.”*

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.

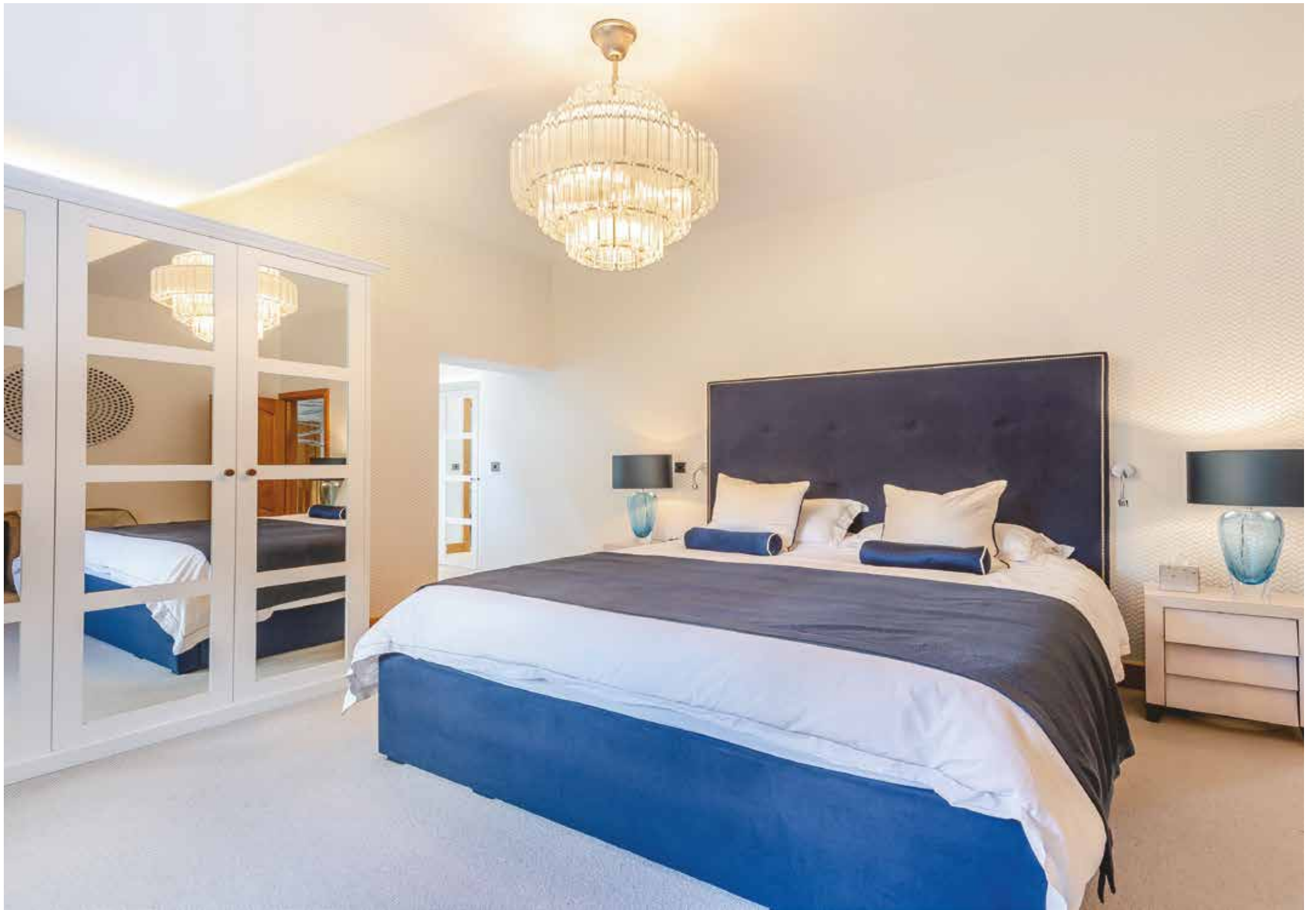




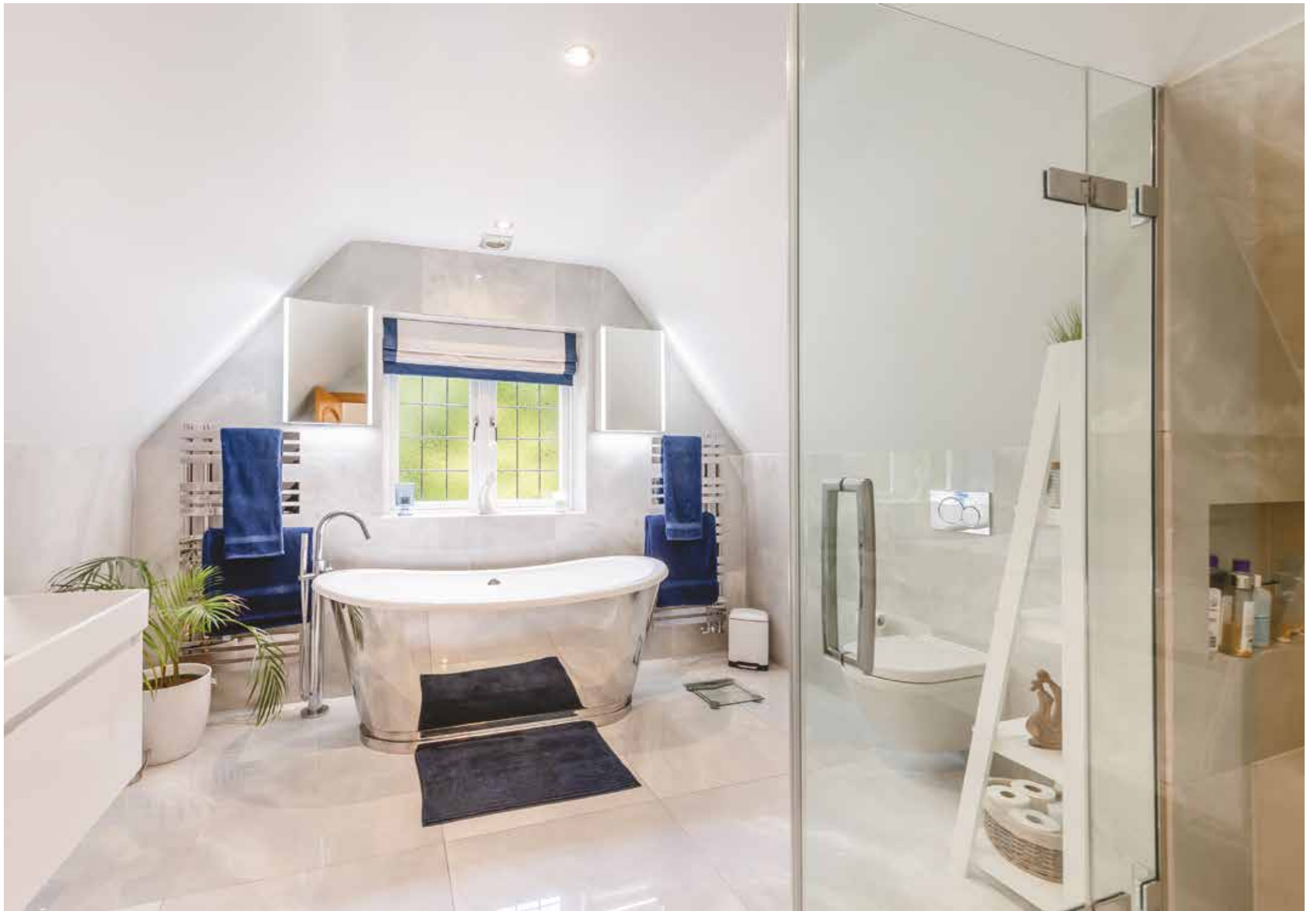
Upstairs there are five double bedrooms all accessed from a light and spacious galleried landing. Of particular note is the stunning Master Bedroom suite also with generous dressing room and beautifully appointed ensuite marble bathroom. There is a family bathroom and a further ensuite shower room to the principal guest bedroom.

















Outside

The home is accessed via a private drive and through electric gates, leading to a spacious gravelled driveway with ample parking for several cars and providing access to the generous double garage.

A highlight of this beautiful home is its stunning gardens which surround the whole house sitting centrally within its land benefiting from beautifully manicured sweeping lawns and featuring a backdrop of mature trees and hedging, creating total privacy. A large terrace to the rear and front of the house provides ideal spaces for informal entertaining and enjoying the beautiful views across the garden. Furthermore, there is planning permission for a swimming pool to be installed at the rear of the house. The entire plot spans 1.8 acres.

Location

The property is situated approximately half a mile from The Common, offering convenient access to local shops such as a delicatessen, post office, and two general stores, including a newsagent. The property is within a conservation area, ensuring its surroundings are preserved and maintained. The nearby towns of Rickmansworth, Watford, Berkhamsted, Hemel Hempstead, and Amersham provide a broader range of shopping, schooling, and services.

For those commuting to London, Chipperfield is ideally located. Kings Langley and Watford mainline stations offer regular services to London Euston, while Rickmansworth and Chorleywood stations on the Metropolitan line provide routes to Marylebone, Baker Street, and The City via the Chiltern and Metropolitan lines.

The M25, accessible at junctions 18 and 20, is about four miles away, providing easy access to the UK's motorway network, including Heathrow, Luton, and Stansted International Airports. Gatwick Airport is 90 minutes away.

The area boasts excellent restaurants and entertainment facilities, including The Grove, renowned for its extensive sports facilities, restaurants, and spa. Nearby, Prime at Chandlers Cross offers additional dining options, and there are numerous venues in Berkhamsted, Amersham, Rickmansworth, and St Albans. The Rex, an art deco cinema in Berkhamsted, offers a high-class movie experience.

Golf enthusiasts will find several excellent courses in the vicinity, including The Grove (Chandlers Cross), Bovingdon, Hemel Hempstead, Ashridge (Berkhamsted), Denham, and Moor Park.

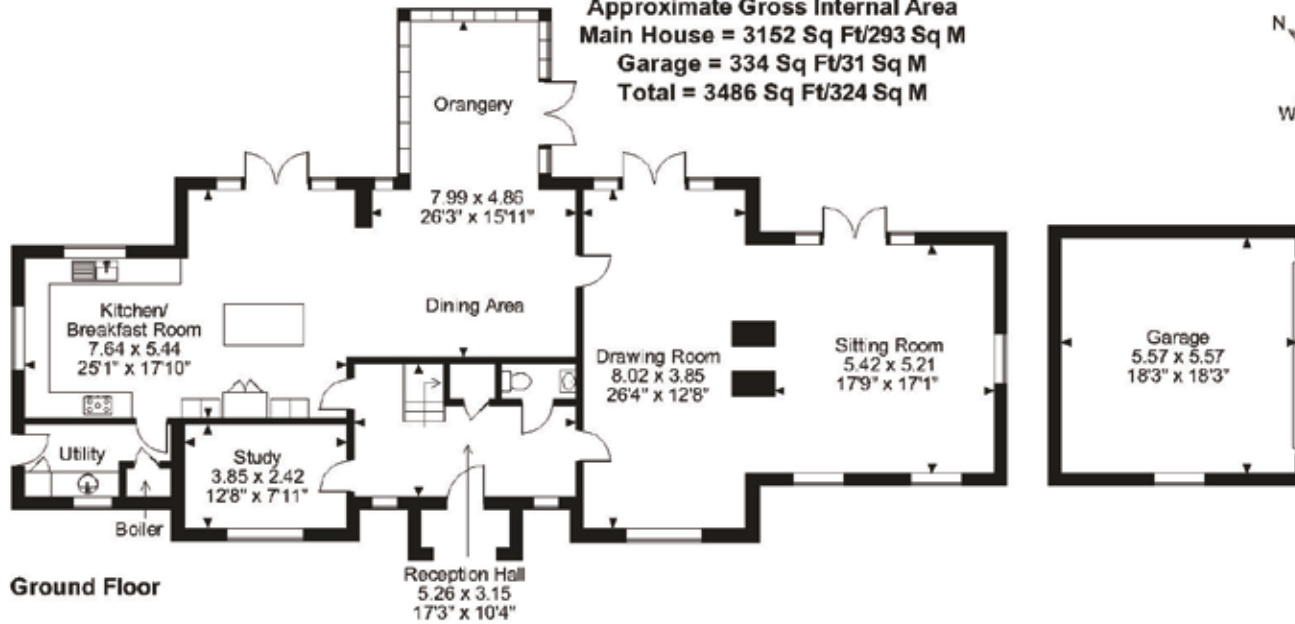
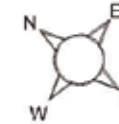
Chipperfield village itself has a well-regarded primary school, just about a mile from the property. The area also offers an excellent selection of state schools, including Watford Grammar schools, Parmiter's, and Chesham High. For those considering private education, options include schools in Berkhamsted, St Albans, Westbrook Hay (Bourne End), and York House (Croxley Green).



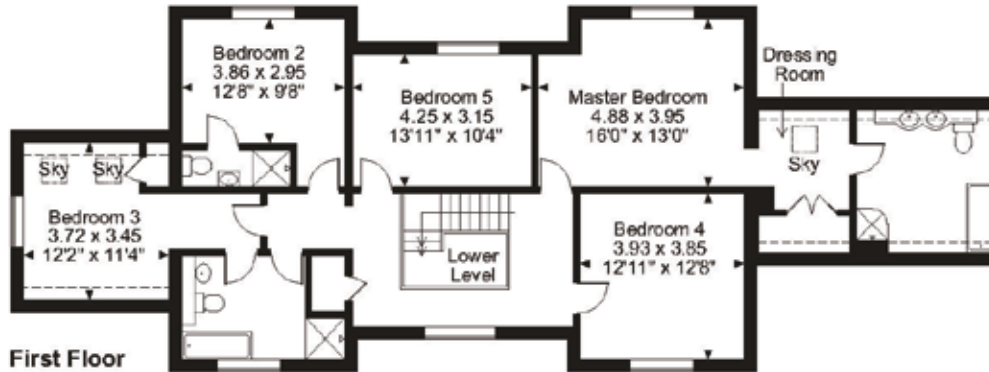


Little Braziers Tower Hill, Chipperfield, Kings Langley

Approximate Gross Internal Area
 Main House = 3152 Sq Ft/293 Sq M
 Garage = 334 Sq Ft/31 Sq M
 Total = 3486 Sq Ft/324 Sq M



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

--- Denotes restricted head height

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 - 100)	A		90
(81 - 91)	B		
(69 - 80)	C		
(55 - 68)	D		
(39 - 54)	E		
(21 - 38)	F		
(1 - 20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Printed





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