

STATONS



Field House

Leggatts Park, EN6



Field House
Leggatts Park
Great North Road
Potters Bar
Hertfordshire

Field House at Leggatts Park is one of the most exclusive residential addresses in Hertfordshire. This property has been completely rebuilt and refurbished to an extremely high standard including lower ground floor built with indoor leisure complex and considerable landscaping with access to gardens all round. Field House at Leggatt's Park is one of only five spectacular country homes offering privacy with 50 acres of private idyllic Hertfordshire countryside.

From the main entrance, gatehouse and concierge, Field House is approached via an American redwood tree lined avenue of just under quarter a mile and sits behind its own private electric gates. Field House offers approximately 5,000 sq ft of flexible, well-proportioned living and leisure accommodation. In its own spectacular extensive grounds of approximately 5.19 acres.

Field house is a 4/5 bedroom modern family home comprising of a super room with handmade bespoke kitchen dining and living area with two sets of double doors leading to the landscaped gardens and patio area, A three











Field House, Leggatts Park, Great North Road, Potters Bar, EN6

Approximate Area = 5007 sq ft / 465.1 sq m (excludes void)

Limited Use Area(s) = 70 sq ft / 6.5 sq m

Total = 5077 sq ft / 471.6 sq m

For identification only - Not to scale



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
72	83	66	76

Energy Efficiency Rating: 72 (Current), 83 (Potential)

Environmental Impact (CO₂) Rating: 66 (Current), 76 (Potential)

England & Wales



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020. Produced for Statons. REF: 612634

DISCLAIMER: In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All size are approximate. All dimensions include wardrobe spaces where applicable.

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STATONS PREMIER LETTINGS

1 HADLEY PARADE
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