

 4 Bedrooms

 4 Bathrooms

 2 Receptions

 Private Garden

 Garage

Freehold

Council Tax Band:  
H £4,762.80 (2026/27)

Local Authority:  
Dacorum Council



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Leighton Buzzard Road, Water End, Hemel Hempstead, HP1 3BH  
**Guide price of £1,250,000**

A charming, striking 4-bed house with double garage, stunning views, indoor pool, situated in an area of outstanding natural beauty.

### Description

This charming semi-detached home, dating back to around 1700, offers a blend of historic character and modern additions, extending to over 4,000 sq. ft., including a cellar. Located in a rural-feeling position, it boasts far-reaching views across fields and access to beautiful countryside walks ideal for hikers and dog lovers. The property features a generous driveway with ample parking and a detached double garage. Inside, the ground floor has two receptions with a grand fireplace, a kitchen with a breakfast room, two WCs, and a ground-floor en suite bedroom. Notably, there is an impressive pool room with a vaulted ceiling housing a heated indoor pool, opening onto a patio with views of the award-winning garden. The first floor offers three bedrooms and three bathrooms. Heated via an oil-fired system, the property also includes a public right of way between the garage and house. This home represents a rare opportunity to own a substantial period property in a tranquil setting. Location: [what3words///renew.moment.wash](https://www.what3words.com/renew.moment.wash)

### Location

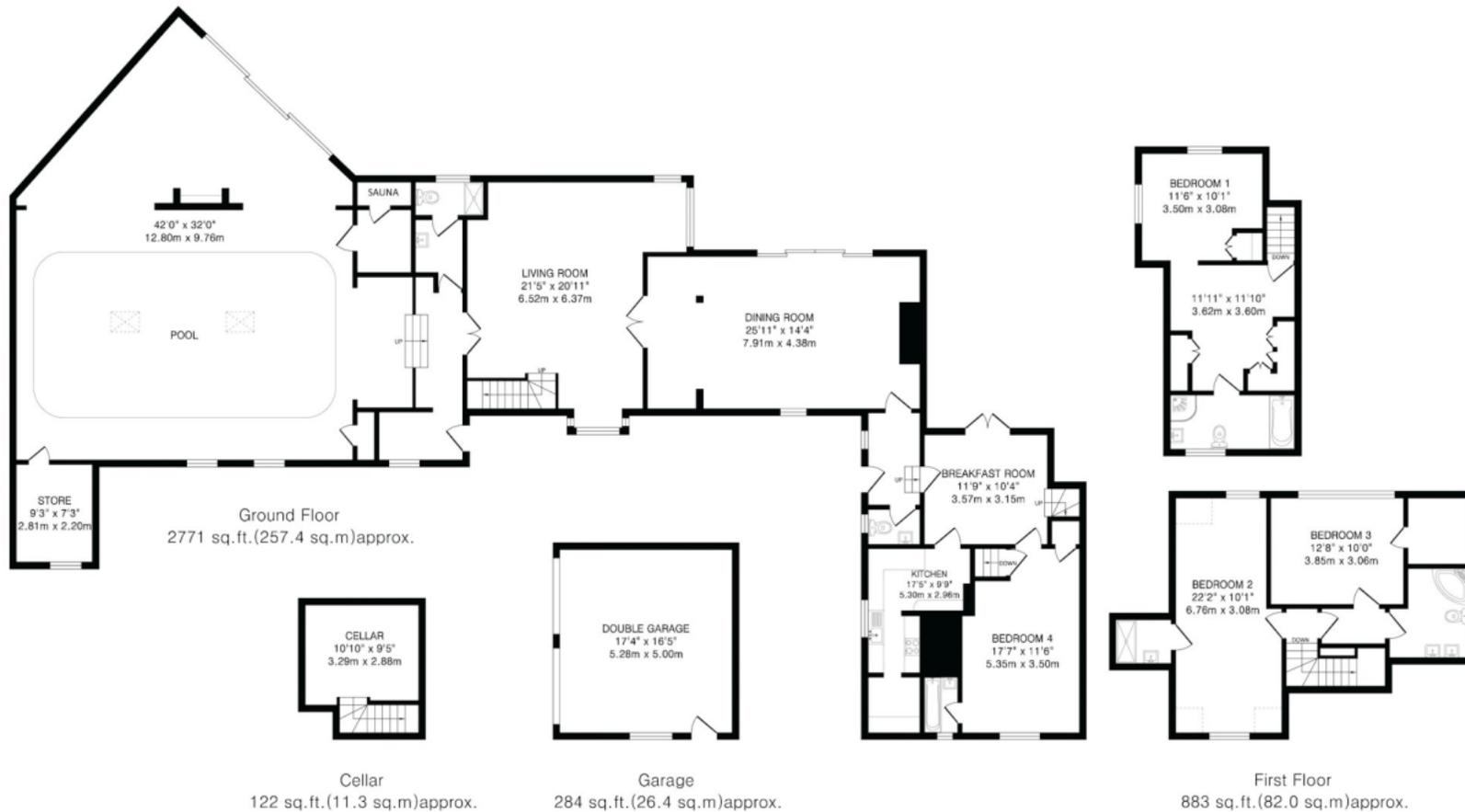
Water End is a peaceful and highly sought-after rural hamlet on the edge of Hemel Hempstead, offering countryside living in the scenic Gade Valley while remaining close to town amenities and London transport links.

Buyers Information: - In compliance with the UK's Anti Money Laundering (AML) regulations, we are required to confirm the identity of all prospective buyers at the point of an offer being accepted and use a third party, Identity Verification System to do so. There is a nominal charge of £48 (per person) including VAT for this service. For more information, please refer to the terms and conditions section of our website.









TOTAL FLOOR AREA: 4060 sq.ft.(377.1 sq.m)approx.  
 This floorplan is for illustration purposes only. The measurements and position of each element are approximate and must be viewed as such.

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