



4 bedrooms



2 bathrooms



3 receptions



Pretty Gardens



Double Car Port



EPC Band E

Freehold

Council Tax Band:  
F £3,380.14 (2025/26)

Local Authority:  
Dacorum Council





Charming Grade II listed 4-bed period home with exceptional living space and lovely gardens, nestled in the heart of Markyate.

### Description

This fabulous period home, steeped in history, dates back to 1595. Originally a coaching house, it offers over 3000 sq. ft of accommodation. The ground floor boasts two large reception rooms with period features like exposed beams, fireplaces, and original windows. A hallway leads to a large cellar, a spacious wet room, and a downstairs W/C. At the rear, a stunning kitchen/diner features fitted units, a central island, and a generous dining area, with a rear entrance hall, boot room, and large hidden utility room. Beyond the double car port, a sunroom accesses the delightful garden. Upstairs, four double bedrooms and a stylish family bathroom provide ample space, with the principal bedroom featuring a vaulted ceiling and extensive fitted wardrobes. Outside, the property offers off-street parking and a rear garden about 60ft deep, with patios at both ends for outdoor enjoyment.

### Location

Situated on picturesque High Street, this home offers great local amenities. Harpenden, with rail links to London St Pancras, is nearby. Buses to St Georges & Roundwood Schools depart outside. Beachwood Park & Markyate Primary are on your doorstep.

### 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.



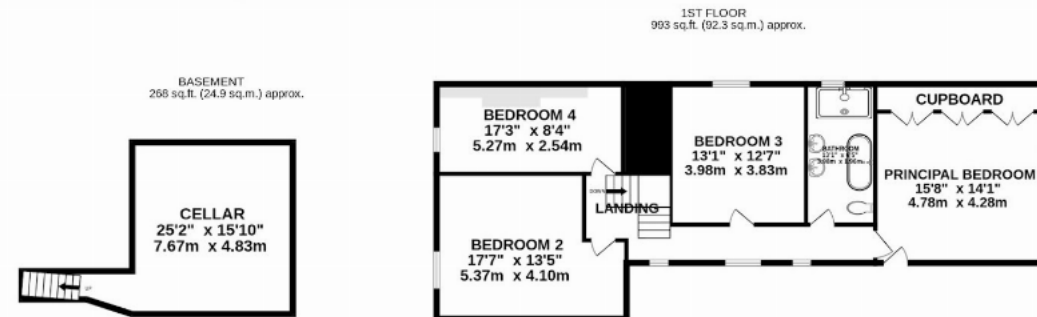
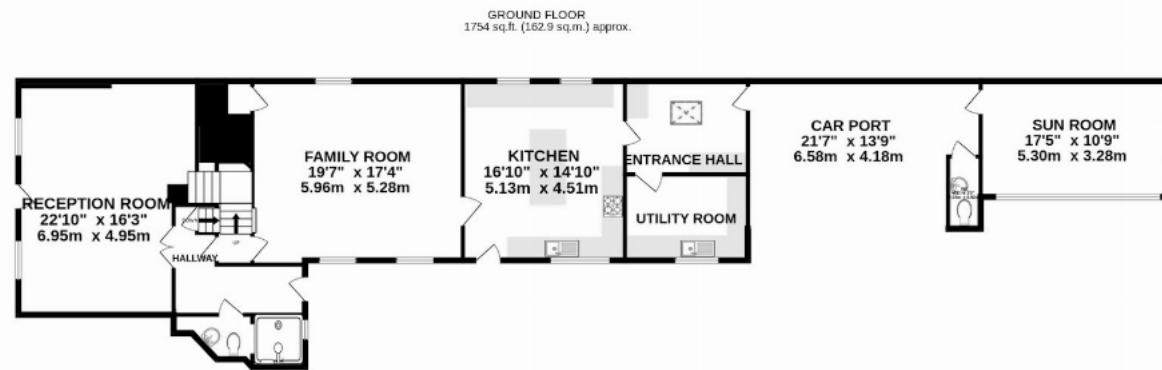




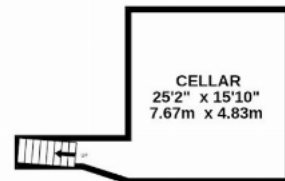








BASEMENT  
268 sq.ft. (24.9 sq.m.) approx.



TOTAL FLOOR AREA : 3015 sq.ft. (280.1 sq.m.) approx.

This floorplan is for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such.

**Important Information** These particulars do not constitute an offer or contract in whole or part. The statements contained herein are made without responsibility on the part of Ashtons or the vendors and they cannot be relied upon as representatives of fact. In respect of floor plans, these are for illustrative purposes only. The measurement and position of each element is approximate and must be viewed as such. Intending purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. The vendors do not make or give, and neither Ashtons nor any person in their employment has any authority to make or give, any representation or warranty whatsoever in relation to this property. We offer a wide range of services through third party providers including solicitors, surveyors, removal firms, mortgage providers and EPC suppliers. We receive additional payments for administering suppliers quoting software and making referrals. You are not under any obligations to use these services and it is your discretion whether you choose to deal with these parties or your own preferred supplier. You should be aware the average payment we received in 2024 equated to £29.76 per referral.