



Cromer Hyde Lane, Lemsford, Hertfordshire, AL8 7XE
Offers In Excess Of £1,000,000

Charming 18th-Century Character Home with Extensive Gardens in Welwyn Garden City



Property Summary

Positioned on the picturesque Cromer Hyde Lane, this magnificent four-bedroom house offers a rare opportunity to acquire a property steeped in history, dating back to the 18th century. Offered for sale at offers in excess of £1,000,000, this home seamlessly blends period charm with comfortable family living, making it an ideal residence for those seeking character, space, and a tranquil setting.

Upon entering, you are immediately struck by the property's rich character, evident in the exposed timbers, original fireplaces, and traditional brickwork that adorn the interiors. The ground floor boasts three versatile reception rooms, providing ample space for both formal entertaining and relaxed family life. The generous living room is a true highlight, featuring an impressive inglenook fireplace that creates a warm and inviting atmosphere, perfect for cosy evenings. A separate dining room offers an elegant space for meals, while a third reception room could serve as a study, snug, or playroom, adapting to your family's needs.

The spacious kitchen is well-appointed, offering plenty of room for culinary pursuits and informal dining. Complementing the ground floor accommodation is an additional shower room with a W.C., providing convenience for guests and everyday living.

Ascending to the first floor, you will find four well-proportioned bedrooms, each offering a peaceful retreat. The principal bedroom benefits from a private en suite bathroom, providing a luxurious sanctuary. The remaining bedrooms are served by two additional bathrooms, ensuring ample facilities for a busy household. The layout is thoughtfully designed, offering privacy and comfort for all residents.

As part of a comprehensive renovation carried out in 2008, all windows and external doors were replaced, enhancing both the energy efficiency and aesthetic of the home. The central heating system was installed in December 2009 and has been regularly maintained, with the most recent service completed in December 2024, ensuring comfort and peace of mind for future occupants.

Externally, the property truly shines. The stunning south-facing rear garden is a verdant oasis, meticulously maintained and offering a beautiful backdrop for outdoor enjoyment. A large paved terrace extends from the rear of the house, creating an ideal space for al fresco dining, summer barbecues, and entertaining friends and family. The expansive lawn, mature planting, and vibrant borders provide a sense of seclusion and tranquillity, perfect for relaxation and play.

Parking is abundant, with a generous gravel driveway providing ample space for multiple vehicles. Furthermore, a detached double garage offers secure parking and additional storage, catering to all practical requirements.

Situated in an idyllic semi-rural setting, the property benefits from its proximity to the prestigious Brocket Hall Estate, offering a blend of countryside charm and accessibility. Residents will appreciate the peaceful village environment, with excellent access to scenic countryside walks and open spaces, perfect for outdoor enthusiasts. Despite its tranquil location, the property boasts excellent access to the vibrant towns of Harpenden, St Albans, and Welwyn Garden City, all offering a wide array of amenities, including shops, restaurants, schools, and leisure facilities. Commuting is also convenient, with good transport links to London and beyond.

This exceptional property on Cromer Hyde Lane represents a unique opportunity to own a piece of history, offering a harmonious blend of period charm, spacious accommodation, and a desirable location. Viewing is highly recommended to fully appreciate the character and lifestyle this remarkable home provides.





















Property Information



Services:

Mains Water, Mains Electricity, Mains Gas and Mains Drainage

Tenure:

Freehold

Local Authority:

Welwyn Hatfield

Council Tax:

Band G

EPC:

Band C (rating 78)

Directions:

AL8 7XE

Viewings:

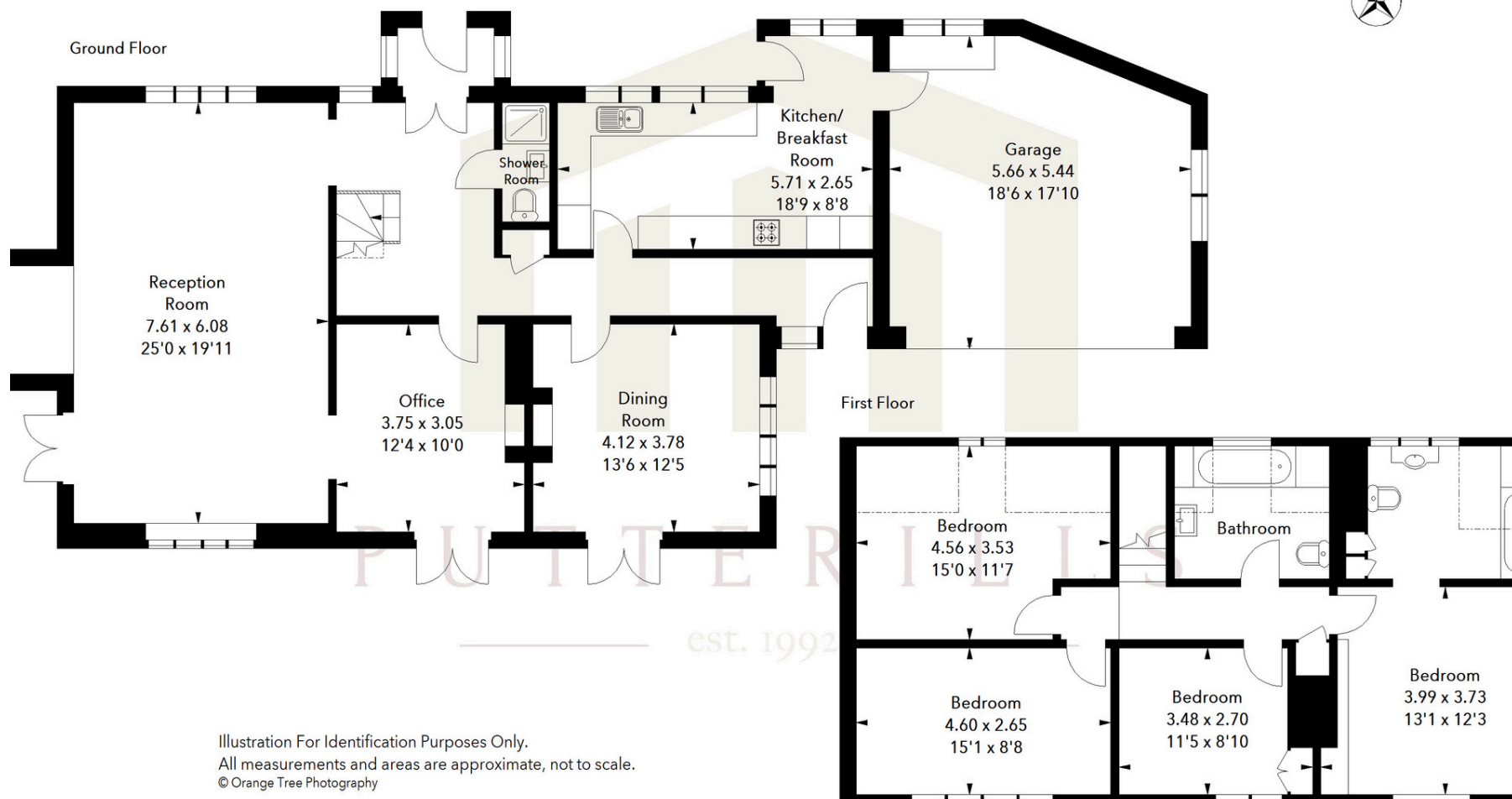
All viewings strictly by appointment via the vendor's sole agent, Putterills.

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Cromer Hyde Lane, AL8

Approximate Area = 221.43 sq m / 2384 sq ft
(Including Garage)

Garage Area = 28.52 sq m / 307 sq ft



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