



Honeysuckle House, Bishop's Stortford, CM23





Honeysuckle House, Hadham Road, Bishop's Stortford

A beautiful, equipped family home with excellent amenities close to Bishop's Stortford.

Summary of accommodation

Ground floor

Reception hall | Sitting room | Family room
Home office | Orangery/Kitchen/Breakfast room
2nd Kitchen | Playroom

First floor

Principal bedroom with en suite bathroom and dressing room | Guest bedroom with en suite bathroom and dressing area
Three further bedrooms | One further bathroom

Leisure facilities

Gym | Utility room | Games room | Two storerooms
Cinema room

Gardens & Outbuildings

Extensive garden and grounds | Swimming pool
Double garage
In all approximately 2.53 acres.

Distances

Bishop's Stortford 1.5 miles | Bishop's Stortford Station 2 miles (from 38 minutes to London Liverpool Street | London Stansted Airport 5.9 miles
M11 (Junction 8) 3.7 miles

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Situation

Honeysuckle House is situated near to Bishop's Stortford, with easy access to Bishop's Stortford College, sports clubs, and the town centre which offers a plethora of amenities. The area is renowned for its excellent schooling options, including Hockerill Anglo European College, Bishop's Stortford High School, and highly regarded JMI schools. Commuters will appreciate the main line railway station providing direct links to London's Liverpool Street (from 38 mins) and Cambridge to the north. Access to the M11 (J8) is available on the outskirts of town with the A1 and Cambridge to the north and the M25 and London to the south. Stansted, London's third international airport, is just minutes away by train, making it very convenient for frequent travellers.



Honeysuckle House

Honeysuckle House is an exquisite property located behind electronically controlled wrought iron gates on a gravelled drive. The porticoed entrance leads to a spacious and galleried reception hall, complete with a guest cloakroom and coats cupboard. The property boasts a study, formal drawing room with period style stone fireplace, TV, family room and playroom.

The heart of the home is the substantial kitchen and family living area with custom-built units and semi-integrated high-end appliances by Sub-Zero, Miele and La Cornue. The open-plan kitchen also features an island unit, instant hot water tap, and bi-folding doors onto the terrace and outdoor swimming pool.

The first floor comprises five bedrooms and three bathrooms, with the principal bedroom suite featuring a high vaulted ceiling, walk-through dressing room and stunning countryside views. The second floor is currently configured as a home cinema room with dormer windows and built-in storage, with the potential for an additional bathroom.

A lower ground floor leisure suite includes a large open plan games room with a door leading to an external staircase, custom-built gymnasium, utility room, boiler rooms and storage room. An internal link provides access to the self-contained guest annexe over the triple bay garage, complete with its own front door.







Gardens and Grounds

Honeysuckle House is situated on a beautifully landscaped garden of around 2.65 acres that includes formal gardens to the rear and side of the house. This area features a heated swimming pool, a large paved seating area, various shaped lawns and flowerbeds, and a perfect area for kids with various climbing frames and slides. The gardens are tastefully designed with walled perimeters, and beyond the formal gardens lies additional land with potential for use as a paddock or further amenity space, subject to the usual planning consents.

The property also features a large studio/timber chalet previously used as a home office, which provides additional space for work or recreation. The automated, wrought iron entrance gates, audio entry phone system, triple garage, and parking space for up to 15 cars ensure that the property provides plenty of security and convenience.

Property Information

Tenure: Freehold

Postcode: CM23 4BS

Local Authority: East Hertfordshire District Council. Tel: 01279 655261

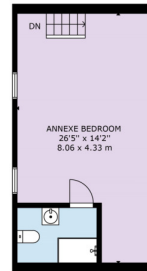
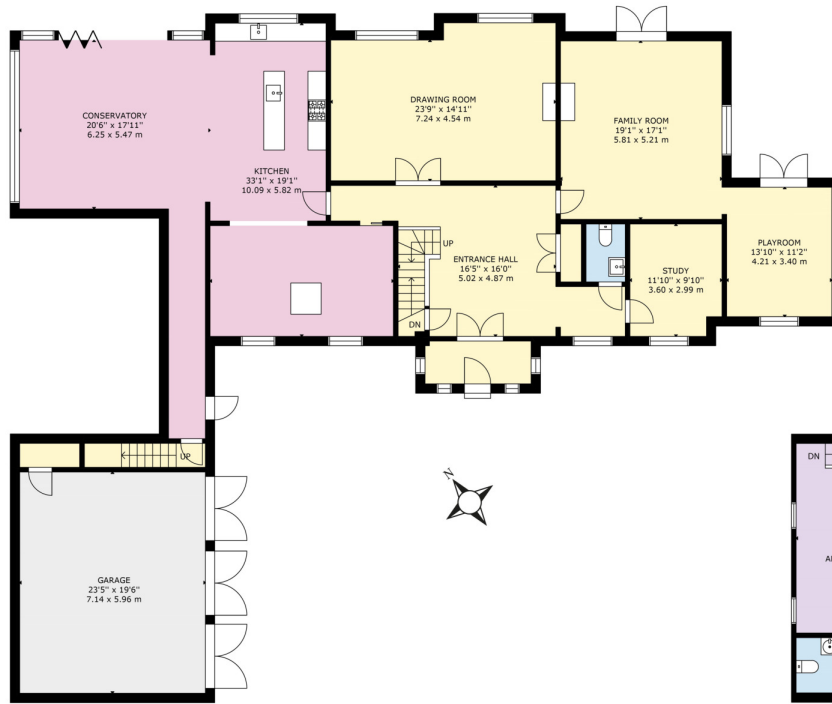
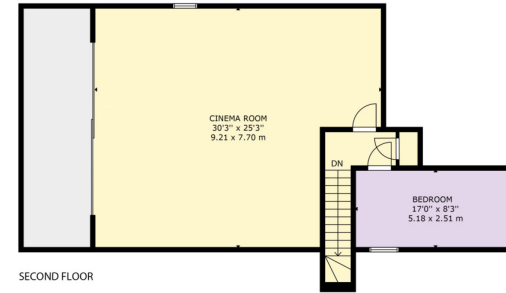
Council Tax Band: H

EPC rating: C

Viewings

All viewings must be made strictly by appointment only through the vendor's sole selling agents, Knight Frank LLP





HONEYSUCKLE HOUSE, BISHOP'S STORTFORD
 Total Approximate Internal Area: 698m sq/ 7511 sq ft



GARAGE: 44 m²/474 sq ft

SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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