



Field Cottage

Rowley Green Road | Arkley | London

Field Cottage, Rowley Green Road, Arkley EN5

Field Cottage is a beautifully built, hidden gem set in a secluded and private setting of approx. 5 acres.

Field Cottage was built approximately 10 years ago, made out of timber and built to a superb standard. The property is approached via a sweeping and circular driveway with views of only your 'parkland style' grounds. The ground floor has a living room of 38 feet, a separate dining room, and a large kitchen/breakfast room all with stunning views of the private grounds. Also, on the ground floor, there are three/four bedrooms with en-suites. There is also a reading area which has beautiful views of the Koi Carp pond and the wonderful grounds.

On the first floor there is a large master suite with walk-in wardrobes and a large en-suite master bathroom, again with stunning views of the private grounds. On the lower ground floor there is a playroom or entertaining area with the potential to add a bar if required. This floor also has a large storage room and the plant room.

The gardens and grounds provide a magnificent setting for this house. They include a charming lake, which is stocked with a selection of fish, a Koi Carp pond and a magnificent selection of mature trees. There is plenty of space to enjoy the equine paddocks with field shelter, quad biking and plenty of space for parties and family living.

The Location:

Barnet 0.5 miles | St Albans 12 miles | Central London 11 miles
| Luton Airport 20.5 miles | Heathrow Airport 30 miles Direct
tube from Barnet to Kings Cross in 25 minutes (All distances and
times approximate).

Arkley is a true oasis, one of London's most exclusive enclaves,
bounded by both greenbelt countryside and private golf course,
yet only 9 miles from the West End of London. Offering a
wealth of sporting facilities, including golf, tennis cricket and
horse riding, a fine selection of local private schooling, Arkley is
unique in maintaining its village feel and views.

Situated within 10 minutes drive of the M25, A1 and M1
motorways, Arkley has its own London underground station at
Barnet and easy access to both national and international
travel.

Shopping: There is convenient day-to-day shopping in Barnet
half a mile away. More extensive shopping amenities can be
found in Hampstead 9 miles, St Albans 12 miles or in the West
End which is an easy drive by car.

Schooling: There are some outstanding schools for both boys
and girls within easy daily driving distance. These include
notably Haberdasher's Boy and Girls School, Queenwood School
for girls, Purcell School of Music, Aldenham School, Harrow, St
Albans School and Eton College.

Airports: Luton Airport and Heathrow Airport are within 20
miles and 30 miles respectively. Northolt Private Airport is also
convenient about a 30 minute drive.

Communications: Barnet is superbly located for access into
London via the A1 M or M1 lying minutes within the M25
Junction 23. This gives fast access into Central London or the
national motorway networks.



































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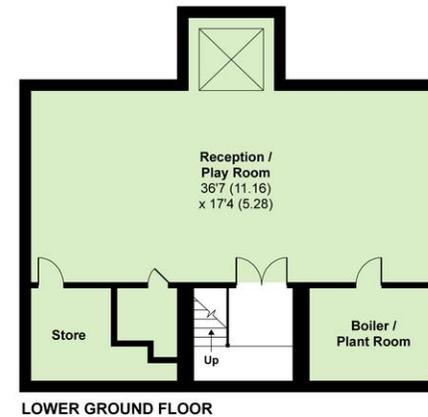
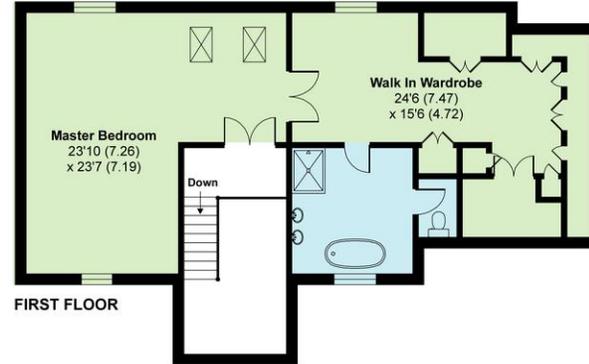
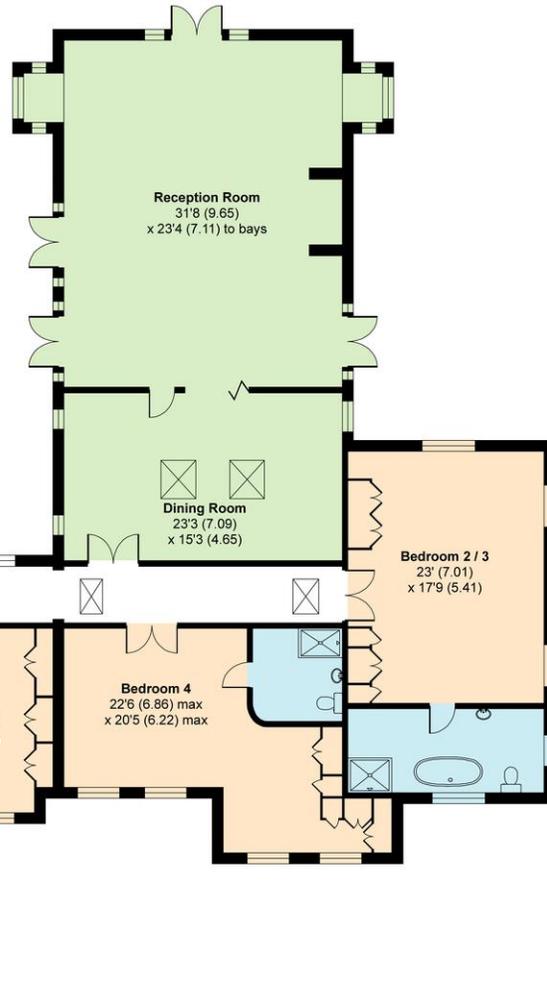
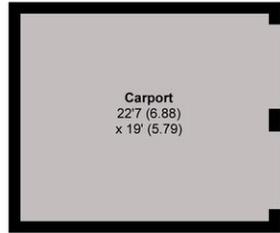




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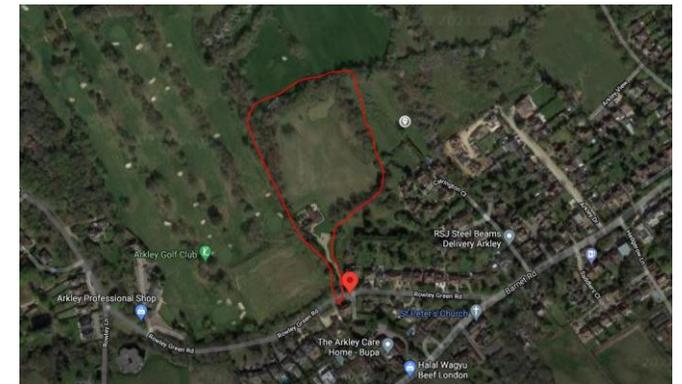
Approximate Area = 6159 sq ft / 572.1 sq m (excludes carport)

For identification only - Not to scale



15/04/2021 Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 c	75 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2021. Produced for Statons. REF: 710792

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