



COACH HOUSE

BARNET LANE

church

DEVELOPMENT CONSTRUCTION MANAGEMENT

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An exclusive architecturally designed conversion of just three stunning 2 and 3 bedroom 2 bathroom apartments.

Located on undoubtedly one of Elstrees premier addresses each apartment will be finished using the highest standard of workmanship and craftsmanship throughout.

Designed over 2 floors and with stunning views over the rolling greenbelt behind The Coach House will become a landmark development of which nothing of the like has been built before in Elstree therefore creating something truly individual and unique.

VILLAGE LIFE

Bordering Radlett to the North and Stanmore to the West, Elstree is a quaint suburban haven.

The sense of community, wonderful location and brilliant transport links have landed the area on the property wishlist of countless young professionals, first time buyers, downsizers and families alike.

Elstree boasts an eclectic mix of independent shops and boutiques and a mouthwatering choice of chic cafes, gastropubs, and restaurants.

London and the West End are easily accessed via the M1 motorway and the Thameslink train line that reaches Kings Cross St Pancras in 25 minutes.





Breakfast at Ben & Ollie’s

Sweet treats at Yummies Deli



A pick-me-up at Starbucks

So much to do,
and so close to home



Oriental cuisine at Koyoto Sushi



Alfresco dining at Battlers Green Shopping Village



SHOPPING

Whether it’s fine dining, window shopping, serious retail therapy or getting set for an M&S meal in for two, every want and need can be satisfied just a few steps from your home.

Both nearby Battlers Green Shopping Village and bijou Radlett High Street offer a number of independent boutiques for fashion fans.



EDUCATION

The world of academia thrives here and there are outstanding choices. Some of the most illustrious schools in the country are within a few miles of The Coach House, including Haberdashers’ Aske’s, Radlett Preparatory School, North London Collegiate, Harrow School, Merchant Taylors’ and Queen Elizabeth School.

- 1. Haberdashers Aske’s School.
2.3 miles
- 2. Radlett Preparatory School.
3.0 miles
- 3. Manor Lodge School
6.9 miles
- 4. Immanuel College
2.6 miles





THE GREAT OUTDOORS

When it comes to green space Elstree is simply spoiled for choice. Nearby is the 175-acre Aldenham Park replete with an adventure playground and Winnie the Pooh’s 100 Acre Wood which is perfect for the grandchildren.

Furthermore, golf aficionados can take their pick of several challenging courses at Hertsmere Golf Club, Porters Park Golf Club, Hartsbourne Country Club, Aldenham Golf & Country Club, the list goes on...



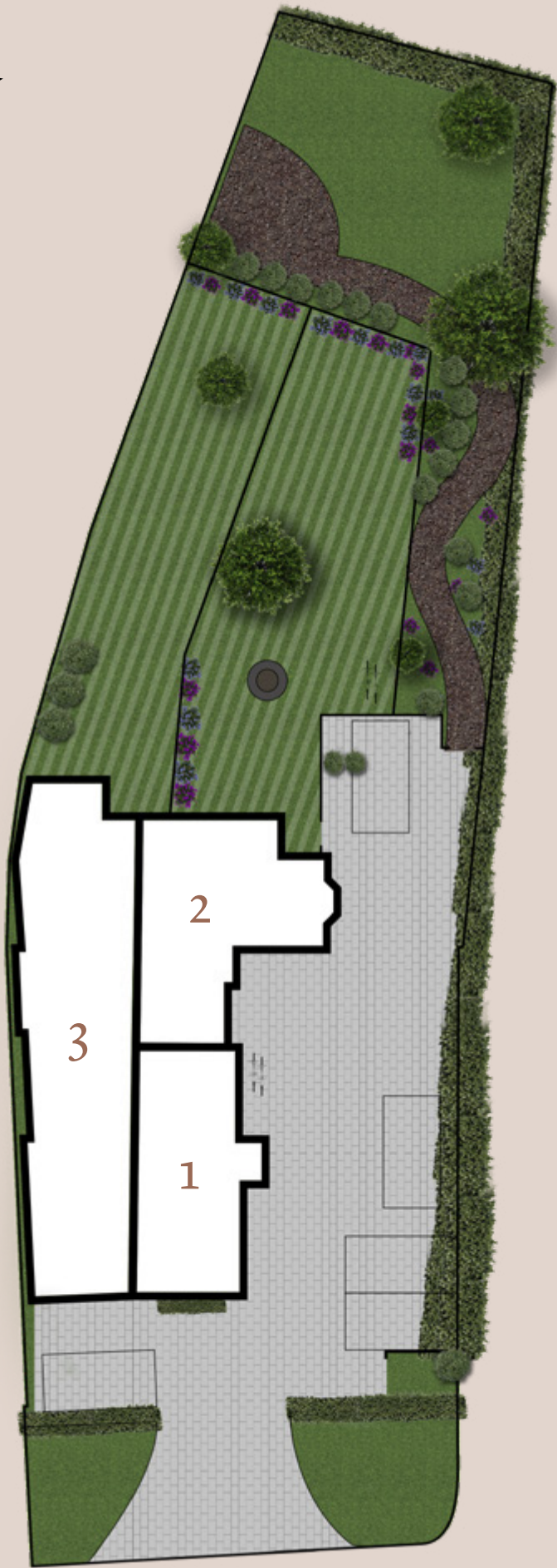
- 1. Aldenham Park
2.4 miles
- 2. Hartsbourne Golf Course.
4.0 miles
- 3. Porters Park Golf Course
4.4 miles



Kitchen
Plot 1



Kitchen
Plot 2



The Gardens

One of the key attractions of The Coach House is that it sits on a generous plot of land so you will be spoiled with plenty of outdoor Garden space and views of rolling green Hertfordshire green belt.

The site has been lovingly landscaped and includes ample car parking spaces, and bike storage.

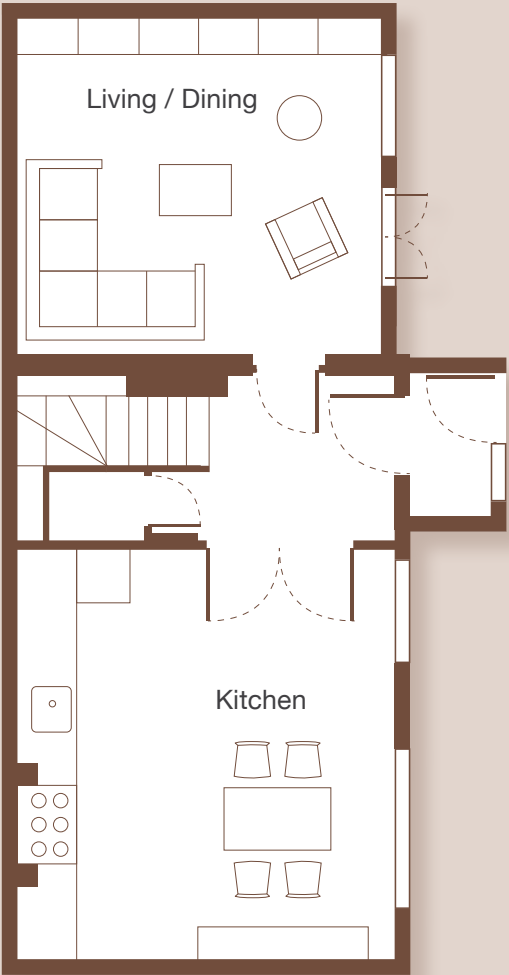
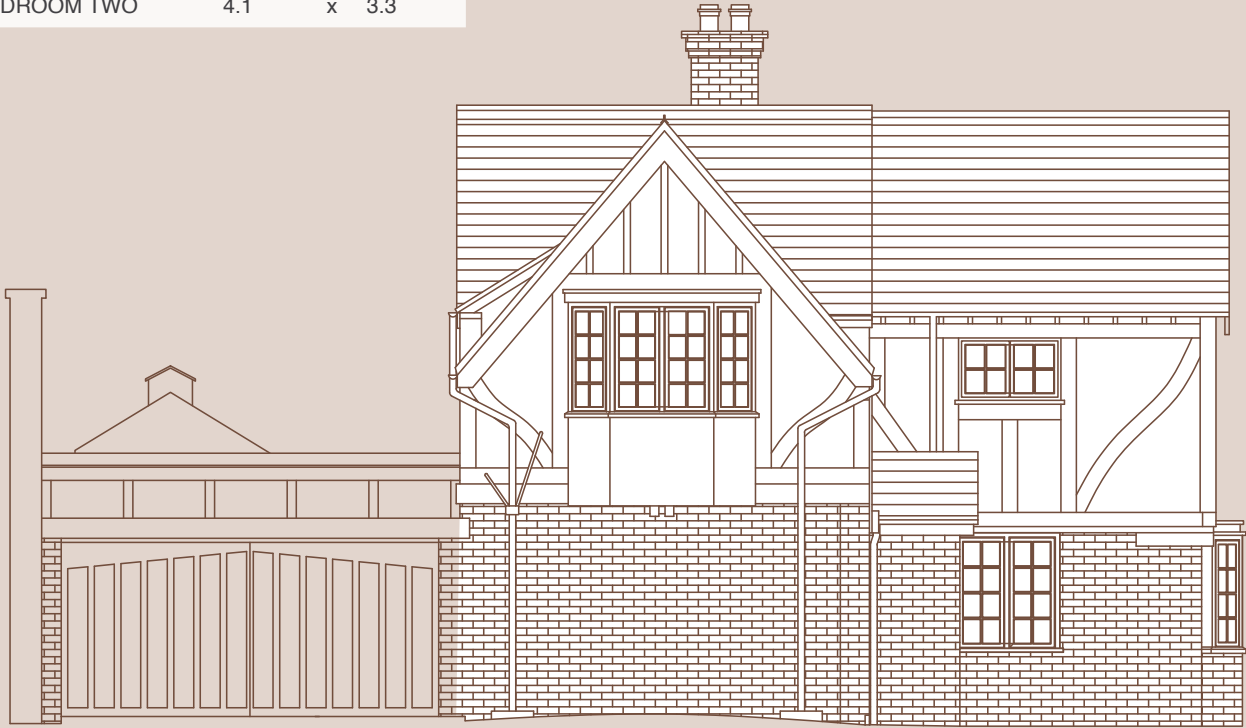
FLOORPLANS

Apartment One

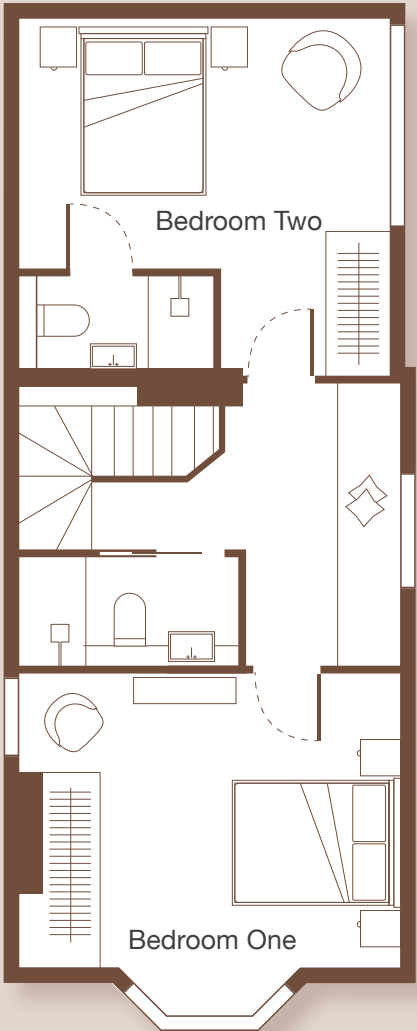
2 Bedrooms | 3 Bathrooms | Garden
80.5 m² 867ft²

A boutique interior designed two bedroom, two bathroom, two reception ground and first floor apartment. On the ground floor there is a spacious fully fitted kitchen/diner. This fabulous property further benefits from its own entrance, guest cloakroom, living/dining room, two bedrooms with en-suite shower room to the master suite and separate family bathroom. This unique home will have access to its own private south facing land scaped rear garden as well as its own parking space.

	metres		
KITCHEN	4.2	x	4.6
LIVING / DINING	4.0	x	3.9
BEDROOM ONE	4.0	x	3.9
BEDROOM TWO	4.1	x	3.3



Ground Floor



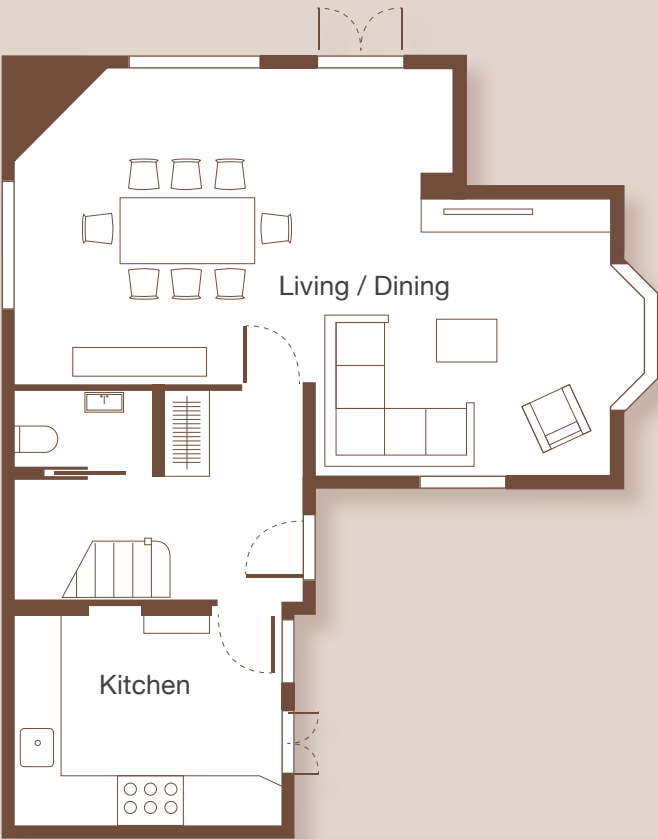
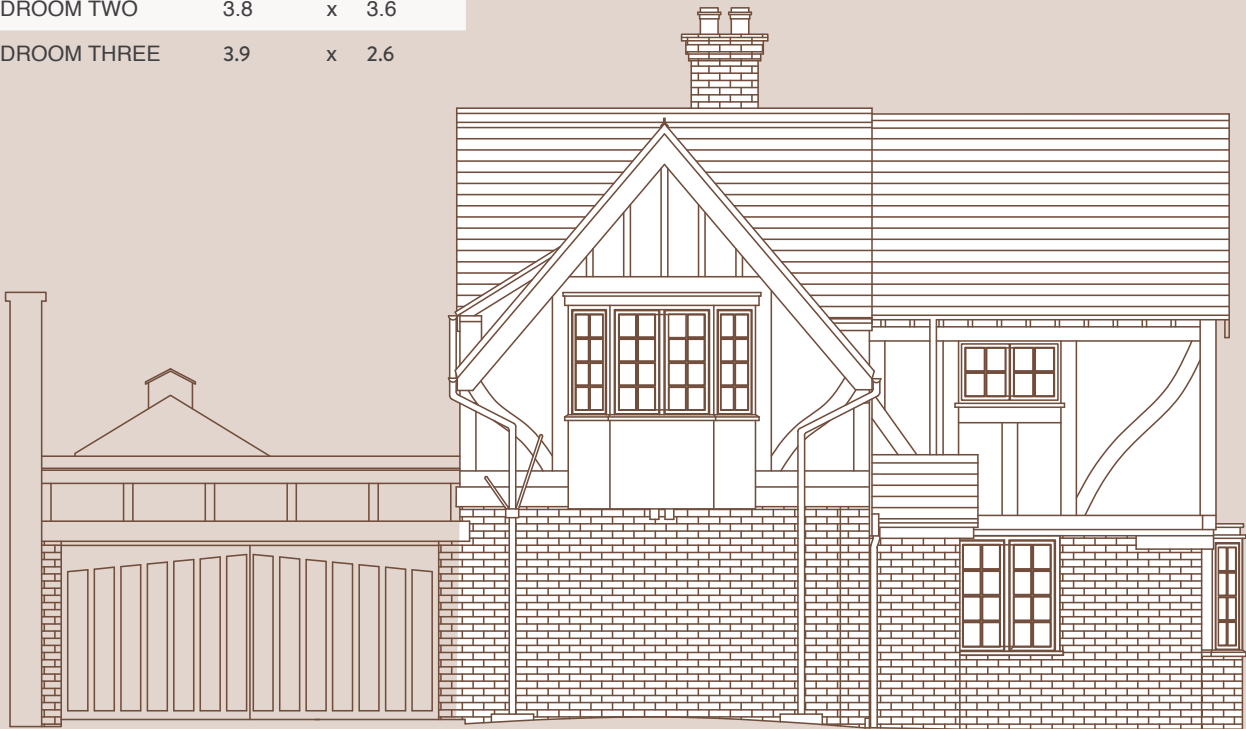
First Floor

Apartment Two

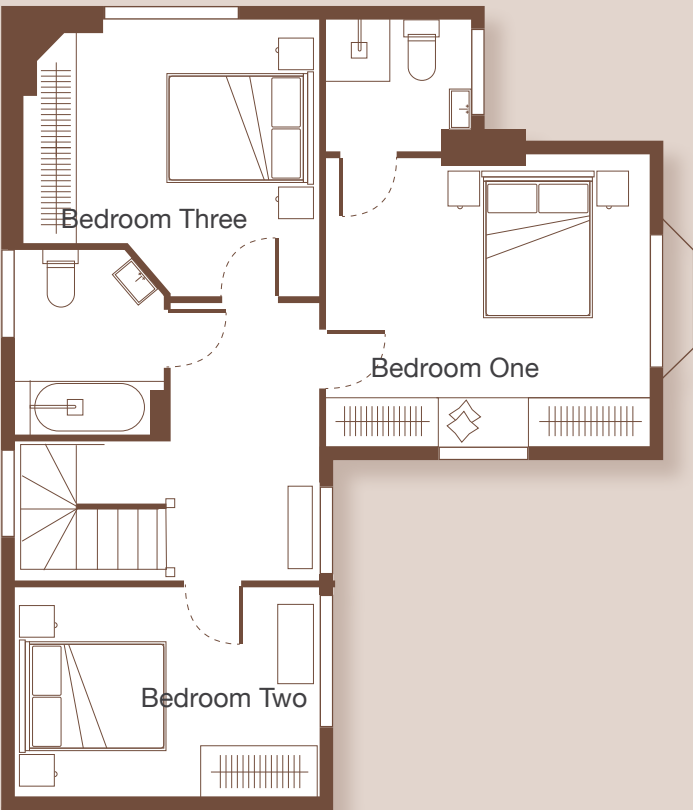
3 Bedrooms | 3 Bathrooms | Garden
104 m² 1,119 ft²

A boutique interior designed three bedroom 2 bathroom, two reception ground and first floor apartment. On the ground floor there is a separate fully fitted kitchen. This fabulous property further benefits from its own entrance, guest cloakroom, spacious living/ dining room, two bedrooms with en-suite shower room to the master suite as well as a separate family bathroom. This unique home will have direct access to its own private south facing land scaped rear garden from the lounge as well as its own parking space.

	metres		
KITCHEN	3.5	x	2.7
LIVING / DINING	7.8	x	5.5
BEDROOM ONE	4.1	x	3.7
BEDROOM TWO	3.8	x	3.6
BEDROOM THREE	3.9	x	2.6



Ground Floor



First Floor

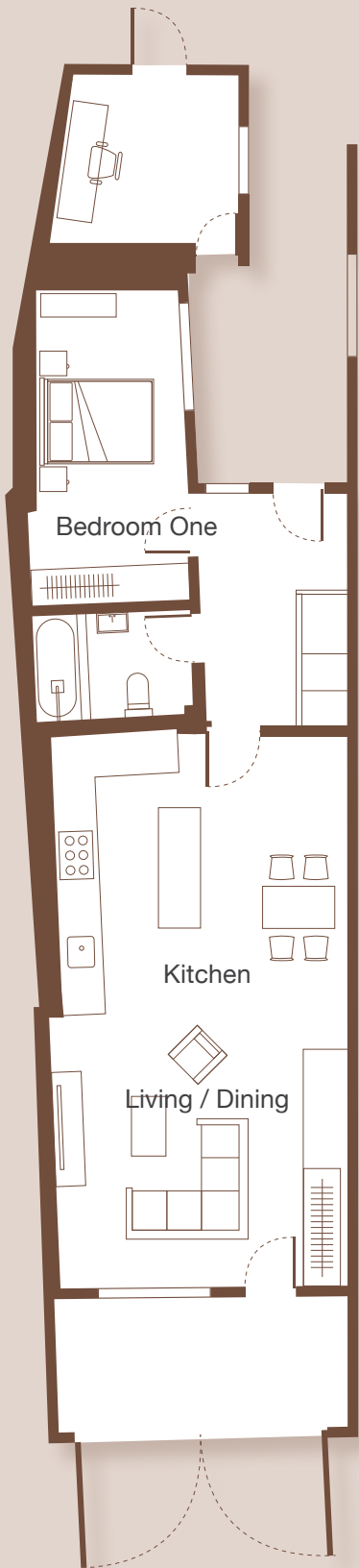
Apartment Three

1 Bedroom | Bathroom | Garden

78 m² 840 ft²

A spacious and unique architecturally designed one bedroom two bathroom ground floor apartment with direct access to its own south facing rear garden and private courtyard. The accommodation comprises of an open plan kitchen/family/living room, master bedroom suite, family bathroom. This bespoke apartment will have its own private access as well as a parking space.

	metres		
KITCHEN	4.9	x	4.7
LIVING / DINING	4.9	x	4.4
BEDROOM ONE	2.6	x	5.3



Ground Floor



Creating unique homes through innovative design and exceptional build quality

At Church we are committed to creating luxurious residential spaces using the highest quality materials and craftspeople.

With over 30 years of construction experience we understand how to get the best from the spaces we work in, the materials we work with and the people we entrust to bring everything to life.

As such we create homes, not houses. By focusing on the future residents of the developments we build, we ensure that it's a welcoming and attractive home for future residents.



Fresco Residential: 01923 589400



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