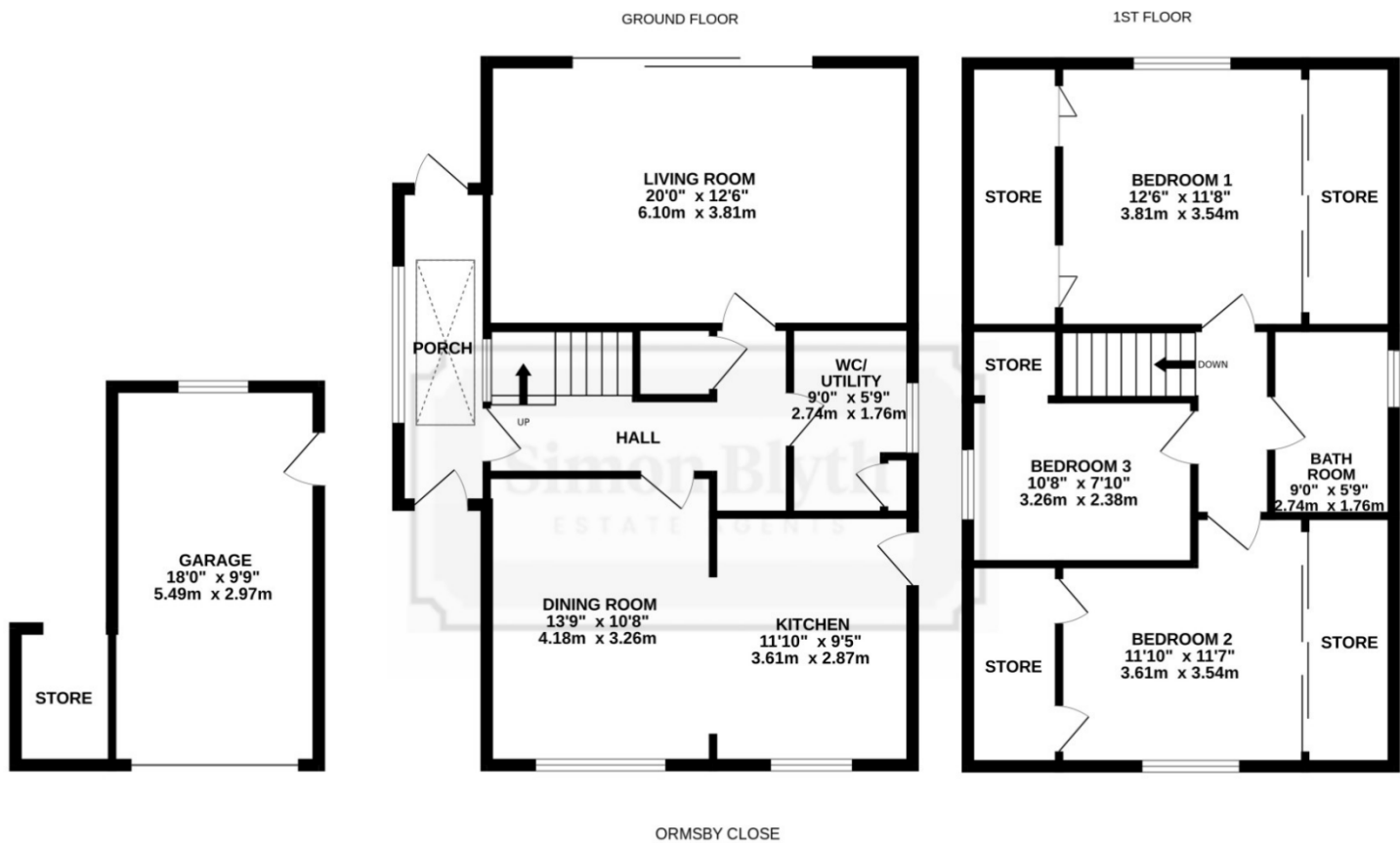




Ormsby Close, Thurgoland, S35 7BN



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PROPERTY DESCRIPTION

A WELL PRESENTED THREE-BEDROOM DETACHED FAMILY HOME OCCUPYING A PRIVATE CORNER POSITION AT THE END OF A QUIET RESIDENTIAL CUL-DE-SAC, ENJOYING STUNNING COUNTRYSIDE VIEWS TO THE FRONT AND A BEAUTIFUL WOODLAND BACKDROP TO THE REAR. OFFERING SPACIOUS AND VERSATILE ACCOMMODATION INCLUDING A STUNNING OPEN PLAN DINING KITCHEN, GENEROUS RECEPTION ROOM WITH LOG BURNER, THREE DOUBLE BEDROOMS, GARDENS TO FRONT AND REAR, GARAGE, ADDITIONAL OUTBUILDING AND PRIVATE WOODLAND AREA FORMING PART OF THE GROUNDS. This beautifully presented detached home offers the perfect combination of privacy, tranquillity and modern family living. Situated in a desirable and peaceful location within Thurgoland village, the property provides spacious accommodation throughout, including a stylish open-plan dining kitchen with integrated Neff appliances and a generous rear-facing reception room enjoying views over the garden and woodland beyond. The property features three well-proportioned double bedrooms, excellent storage, and a modern family bathroom with separate shower enclosure. Externally, the home benefits from a private corner plot with beautifully maintained gardens, a generous driveway, linked detached garage, useful outbuilding and private bluebell woodland area, providing a rare sense of seclusion. An ideal opportunity for those seeking a peaceful yet well-connected home, with excellent access to local amenities, countryside walks and commuter links.

Offers in the region of £375,000

ENTRANCE PORCH/ BOOT ROOM

Entrance gained via composite and double-glazed door into entrance porch/boot room, with decorative tiled flooring throughout, large picture uPVC double glazed window to the side of the property as well as a further stable door that leads out to the rear garden and a uPVC double glazed window towards the entrance hallway.



ENTRANCE HALLWAY

From the entrance porch, a composite and glazed door gives access to the entrance hallway, with two ceiling lights, central heating radiator, uPVC double glazed window towards the entrance porch, laminate flooring and staircase rising to first floor landing. From here we also gain access to the following rooms,

OPEN PLAN DINING KITCHEN

The kitchen is fitted with a stylish range of high-gloss grey shaker-style wall and base units complemented by contrasting laminate work surfaces and glass splashbacks. Integrated appliances include a Neff four-burner gas hob with a chimney-style extractor hood over, together with a Neff double oven and grill. There is space and plumbing for a slimline dishwasher, space for a freestanding fridge freezer, and a composite one-and-a-half bowl sink with a chrome mixer tap. Additional features include two central heating radiators, laminate flooring, and a composite door with obscure glazed inserts providing access to the side of the property.





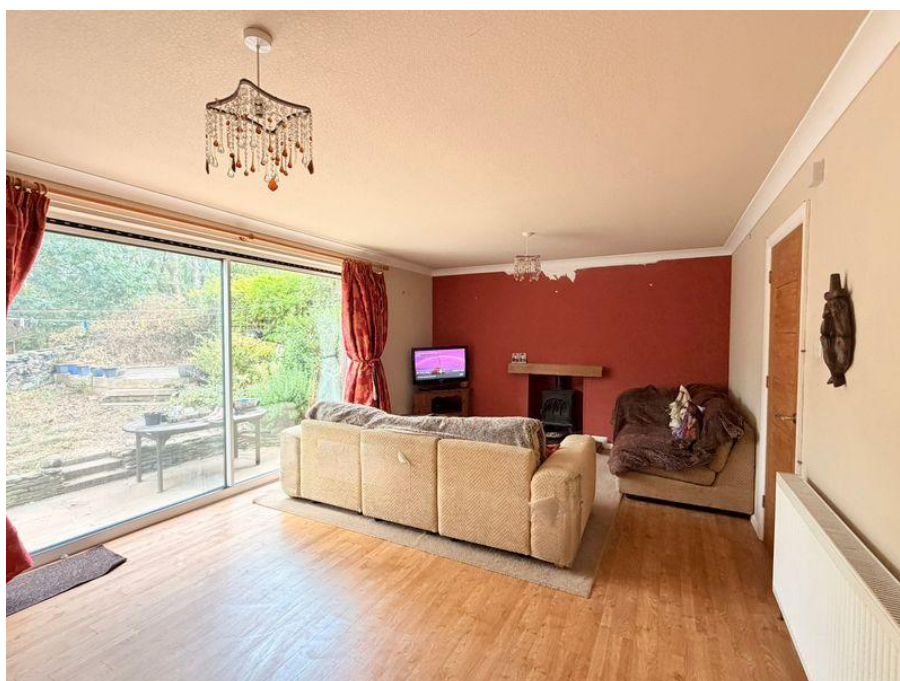
UTILITY/DOWNSTAIRS W.C

Accessed from the entrance hallway, the downstairs W.C./utility room is a generously proportioned and practical space. It is fitted with a range of white high-gloss shaker-style wall and base units, complemented by contrasting laminate work surfaces and a one-and-a-half bowl stainless steel sink with a chrome mixer tap. There is plumbing and space for a washing machine, together with space for a tumble dryer, whilst the combination boiler is neatly concealed within a wall-mounted cupboard. The room also benefits from a low-flush W.C., laminate flooring, a ceiling light point, and a side-facing uPVC double-glazed obscure window, allowing plenty of natural light.



LIVING ROOM

A generously proportioned, rear-facing reception room enjoying delightful views over the property's private rear garden and the attractive woodland backdrop beyond, creating a peaceful and secluded setting. The room offers ample space for both lounge furniture and a formal dining table and chairs, making it an ideal space for everyday family living and entertaining. The main focal point is log-burning stove set beneath a timber mantel, adding warmth and character to the room. Additional features includes: two ceiling light points, a central heating radiator, Karndean flooring, and a large pair of sliding patio doors providing direct access to the rear garden and allowing an abundance of natural light to flood the room.



FIRST FLOOR LANDING

From entrance hallway, a staircase rises and turns into the first-floor landing with ceiling light and access to the loft via a hatch. From here we gain access to the following rooms,

BEDROOM ONE

A generously proportioned, rear-facing principal double bedroom enjoying pleasant views over the property's rear garden towards the attractive woodland beyond. The room benefits from a ceiling light point, central heating radiator and a rear-facing uPVC double-glazed window allowing plenty of natural light. There are built-in wardrobes beneath the eaves, complemented by two additional built-in storage cupboards, providing excellent storage while maximising the available floor space.



BEDROOM TWO

A further generously proportioned front-facing double bedroom enjoying an abundance of natural light and delightful views towards the village of Thurgoland and the surrounding countryside. The room benefits from a ceiling light point, central heating radiator, built-in wardrobes beneath the eaves, together with two additional under-eaves storage cupboards providing excellent storage space.



BEDROOM THREE

A well-proportioned side-facing double bedroom benefiting from a uPVC double-glazed window providing plenty of natural light. The room also features a ceiling light point, central heating radiator, and a useful walk-in wardrobe offering excellent storage space.



HOUSE BATHROOM

Comprising a modern three-piece white suite including a wall-mounted wash hand basin with chrome mixer tap, a concealed cistern low-flush W.C., and a panelled bath with chrome mixer taps and shower attachment. There is also a separate shower enclosure fitted with a mains-fed chrome shower and shower attachment. The room features part-tiled walls, fully tiled flooring, inset ceiling spotlights and a side-facing uPVC double-glazed window providing natural light.



OUTSIDE

Outside the property occupies a superb position at the end of a quiet and peaceful residential cul-de-sac, enjoying a private corner plot which provides a greater sense of seclusion from neighbouring homes. The property also benefits from an additional plot of woodland at the rear, containing oak trees, different native shrubs and bluebells in the spring, which enhances the privacy of the home while providing a beautiful green backdrop and a wonderful connection with nature. To the front, there is a generous driveway providing off-street parking for several vehicles, together with a beautifully maintained front garden, mainly laid to lawn and complemented by a variety of mature plants, shrubs and flowers. The driveway leads to the garage, recently fitted with a new up-and over door and electric lights and sockets, providing further parking, storage or workshop potential. Adjacent to the garage is a useful brick-built outbuilding and lean-to, currently utilised for garden equipment and log storage. The property is approached via an iron gate with steps leading to the front entrance through a flagged pathway, which continues around the side of the property and provides access to the rear garden. There is also gated access to both sides of the home, offering excellent practicality and ease of movement around the plot. The rear garden has a flagged patio area with outside electricity currently used for garden lighting and a water feature. Beyond this is a further garden area leading to a raised terrace, providing the perfect setting for al fresco dining or enjoying the peaceful surroundings. The garden is enclosed by traditional dry-stone walling and fencing and continues into the bluebell wood, which forms part of the property's grounds. This exceptional outdoor space offers fantastic potential for those looking to further landscape the garden, create additional seating areas or explore the possibility of extending this already impressive and versatile home, subject to any necessary permissions. With breathtaking countryside views to the front, a private woodland backdrop and a peaceful yet convenient location, this property is perfectly suited to those seeking a tranquil home while still benefiting from excellent access to local amenities and commuter links.









ADDITIONAL INFORMATION

EPC rating – TBC

Property tenure – Freehold

Council tax band – D

BOUNDARY OWNERSHIP

The boundary ownerships and tenure of the property have not been checked on the title deeds for any discrepancies or rights of way if any (This is a standard statement on all our brochures due to the Property Misdescription's Act)

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Simon Blyth for themselves and for the vendors or lessors of this property, whose agent they are, have made every effort to ensure the details given have been prepared in accordance with the above act and to the best of our knowledge give a fair and reasonable representation of the property. Please note:

1. There is a six inch measurement tolerance or metric equivalent and the measurements given should not be entirely relied upon and purchasers must make their own measurements if ordering carpets, curtains or other equipment.

2. None of the main services, i.e. gas, water, electricity, drainage or central heating system (if any) have been tested in any way whatsoever. This also includes appliances which are to be left in situ by the vendors.

PURCHASERS MUST SATISFY THEMSELVES AS TO THE CONDITION AND EFFECTIVENESS OF ANY SUCH APPLIANCES OR SERVICES

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