

The Coach House

4 BEDROOMS 2 BATHROOMS 1,620 FT²

Believed to have once served as the coach house to the original period dwelling - and later adapted for hotel use - this fully renovated four-bedroom detached home blends historic charm with modern family living.

The exterior features crisp rendered walls and contemporary timber-framed windows that complement the building's character. Inside, the thoughtfully designed kitchen and family room opens directly onto a walled rear garden, offering an airy, social hub at the heart of the home. A separate, cosy living room provides a more intimate space to unwind.

Upstairs, the impressive master bedroom includes fitted wardrobes and a sleek en suite, while three further bedrooms offer flexibility for family life, guests, or a home office.

The Coach House is a unique and carefully considered conversion with 3 designated parking spaces.



Computer generated images are for illustrative purposes only. Elevations, landscaping and boundary treatments may differ from shown.

The Coach House Specification

The Coach House benefits from the following:

KITCHEN

Choice of kitchen units and work surfaces *

Choice of quartz splashback behind hob *

Undermounted composite sink and drainer with chrome mixer tap

USB plug socket

5-ring gas hob

Self-circulating cooker hood with filter

Integrated single oven

Integrated combination microwave oven

Integrated full height fridge with separate integrated full height freezer

Integrated dishwasher

Mains wired heat detector with battery back up

Choice of ceramic floor tiles *

CLOAKROOM & BATHROOMS

White sanitary ware

Chrome taps and fittings

Vanity unit to cloaks

Chrome thermostatic showers

Chrome shaver sockets in bathroom and en suite

Choice of ceramic wall and floor tiling *

Chrome towel radiators to bathroom & en suite

BEDROOMS

Choice of fitted wardrobes in the master bedroom *

DOORS & WINDOWS

Timber cottage-style front door with multi-point locking system

Black door handle & letterbox

Oak veneer internal doors

White timber sealed double glazed windows

White aluminium bi-fold doors

ELECTRICAL

Brushed chrome sockets and switches

Brushed chrome media panel to living room

SkyQ compatible satellite dish and digital TV aerial

Fibre broadband installed direct to the property

White downlights to kitchen, utility, bathroom and en suite

Mains wired smoke detectors with battery back up

Lighting and power supply to loft

HEATING & HOT WATER

Gas central heating system with dual zone - combi boiler located in kitchen

GENERAL

Off-white painted walls & ceilings

White painted staircase with oak handrail

White painted architrave and skirting

Choice of carpets throughout except where tiled *

EXTERNAL

Boundary treatments as per fencing plan

Hard & soft landscaping as per landscaping plan

Outside tap

Allocated gravel parking bays

Black external lighting to front and rear elevations

Private bollard light(s) as per landscaping plan

House number plaque

Shed

Listed wall as per development plan

Block paved shared vehicle access

GREEN FEATURES

Energy efficient lighting throughout

Electric vehicle charging points

Bat and bird boxes

Hedgehog holes in fencing

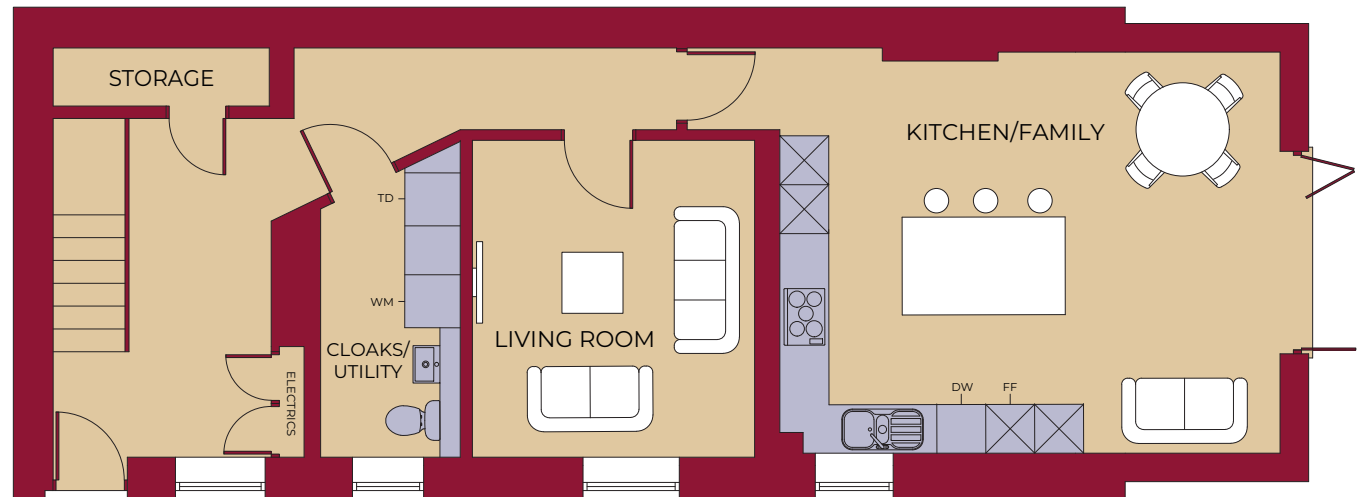
* subject to stage of build at time of reservation


The Coach House

 4 BEDROOMS
  2 BATHROOMS
  1,620 FT²

GROUND FLOOR

LIVING ROOM	3835mm x 3410mm 12' 7" x 11' 2"
KITCHEN / FAMILY	6090mm x 4870mm 20' 0" x 16' 0"
UTILITY / CLOAKS	3845mm (max) x 1660mm 12' 7" (max) x 5' 5"



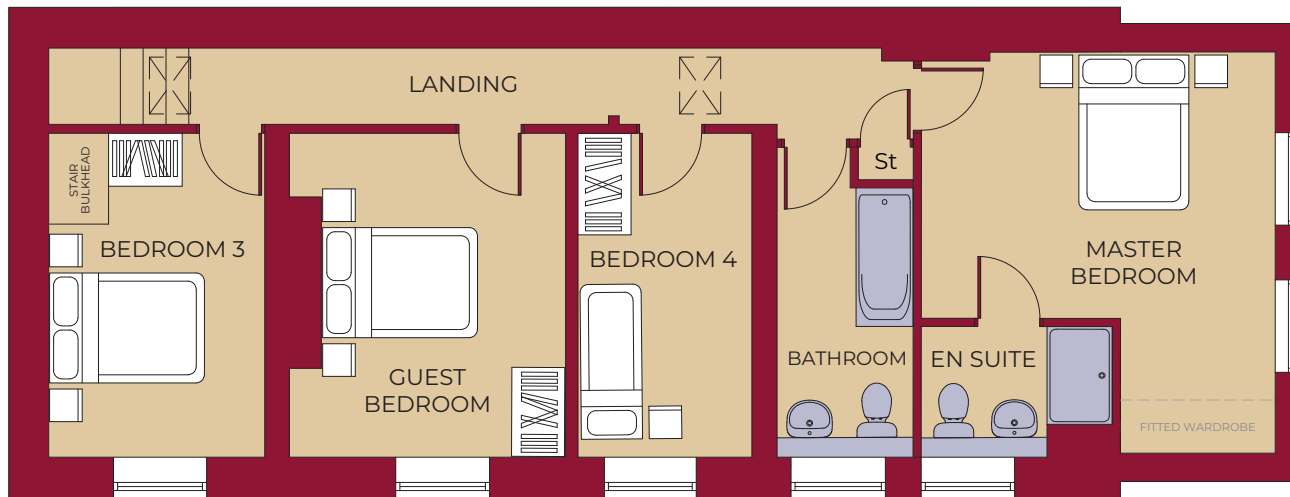
KEY				
	Hob	OV Oven	DW Dishwasher	TD Tumble Dryer Space
		FF Fridge / Freezer	WM Washing Machine Space	St Store

The Coach House

4 BEDROOMS 2 BATHROOMS 1,620 FT²

FIRST FLOOR

MASTER BEDROOM	4870mm (max)(inc. 'robes) x 4315mm 16' 0" (max)(inc. 'robes) x 14' 2"
MASTER EN SUITE	2355mm x 1575mm 7' 9" x 5' 2"
GUEST BEDROOM	3925mm x 3350mm 12' 11" x 11' 0"
BEDROOM 3	3925mm x 2600mm 12' 11" x 8' 6"
BEDROOM 4	3925mm x 2080mm 12' 11" x 6' 10"
BATHROOM	3925mm (max) x 1630mm 12' 11" (max) x 5' 4"



KEY



Hob

OV Oven

FF Fridge / Freezer

DW Dishwasher

WM Washing Machine Space

TD Tumble Dryer Space

St Store