CONSERVATORY
3.48m x 3.32m

CONSERVATORY
3.48m x 3.32m

REDROCM3
27 1327m
REPROCM
27 1327m
REPROCM
27 1327m
REPROCM
27 132m
7 132m 2 28m

1ST FLOOR 1009 sq.ft. (93.8 sq.m.) approx.

TOTAL FLOOR AREA: 2812 sq.ft. (261.2 sq.m.) approx. Inlist every attempt has been made to ensure the accuracy of the floorplan contained here, measurement of doors, windows, command and up where there are approximate and not expensible to its isken for any error, consistent or mis-statement. This plan is for illustrative purposes only and shaded the used as such plan appropriety parkners. First a such part of the statement of 2ND FLOOR 518 sq.ft. (48.1 sq.m.) approx.







## Bakewell

3 Royal Oak Place Matlock Street Bakewell DE45 1HD T: 01629 700699 E: bakewell@elr.co.uk

## Banner Cross

888 Ecclesall Road Banner Cross Sheffield S11 8TP T: 01142 683388 E: bannercross@elr.co.uk

# Dore

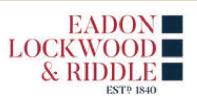
33 Townhead Road Sheffield S17 3GD T: 0114 2362420 E: dore@elr.co.uk

#### Hathersage

Main Road, Hathersage Hope Valley Derbyshire S32 1BB T: 01433 651888 E: peakdistrict@elr.co.uk

# Rotherham

149 Bawtry Road Wickersley Rotherham S66 2BW T: 01709 917676 E: wickersley@elr.co.uk





# The Stables, Old School Yard School Hill, Whiston, Whiston, S60 4JB

Description
Guide Price £535,000 - £545,000
Exceptional 5-Bedroom Detached Residence in the Heart of Whiston Village and with the added bonus of NO ONWARD CHAIN, discover the essence of spacious living!
Situated at the end of a private road, this impressive 5-bedroom, 3-bathroom detached family home stands as a testament to thoughtful design and contemporary luxury. Boasting over 2800 sq ft of living space across three floors, this residence offers an unparalleled lifestyle in the highly sought-after Whiston Village.
Approaching the property, the awe-inspiring feature window above the entrance door sets the tone for what lies within. Cascading natural light bathes the entrance hailway and first-floor landing, creating an inviting atmosphere. The spacious hallway provides access to the ground floor living areas, stairs to the first floor, and a convenient ground floor WC. To the left of the hallway, a doorway leads to the separate dining area, which seamlessly connects to the cozy living room adorned with a wall-mounted electric fireplace. French-style doors open into the conservatory—a delightful additional reception room with garden views. The heart of the home, the beautiful breakfast kitchen, features modern fitted units, integrated appliances, a double electric oven, and a central island with an attached breakfast table. The island boasts an induction hob and a wine chiller. A utility room, accessible from the kitchen, houses laundry facilities and additional storage. A courtesy door leads to the integrated garage, and an external door provides access to the side.

Ascending to the first floor, a spacious landing, illuminated by a large picture window, leads to the bedrooms and bathrooms. Another staircase ascends to the second-floor Principal bedroom—a haven of space and comfort. Bedroom 2 features an interconnecting door to the ensuite/family bathroom, a lavish space with a 4-piece modern suite, including a double bowl his and hers' wash basin and a generously-sized jacuzzi bath along with the majestic wa

- A 5 bedroom detached family home with 3 ensuite bedrooms
- Tremendous open plan breakfast kitchen with high end fixtures
- Conservatory and ground floor WC
- Open plan lounge with adjoining dining area
- Attached garage (which can accommodate 2 vehicles) & with access to utility room
- Living accommodation in excess of 2800 sq ft
- Fantastic opportunity for the growing family
- · Sought after village location
- Freehold. Council tax band G









