



# Stamford Road, Oakham











A true statement of modern luxury and cutting-edge design, this magnificent five-bedroom detached residence offers over 3,200 sq ft of versatile living space arranged across three immaculately appointed floors.

Set within an exclusive development in the heart of Oakham, Rutland, this exceptional new build blends contemporary architecture with premium finishes throughout. This Architect designed home has been designed with style and efficiency at its core, boasting under floor heating throughout the first two floors and inset solar panels on the roof.

From the moment you step into the grand entrance hall, the quality and attention to detail are immediately apparent. A striking floating staircase with oak treads, glass balustrades and feature lighting set the tone for this bright, open-plan family home.

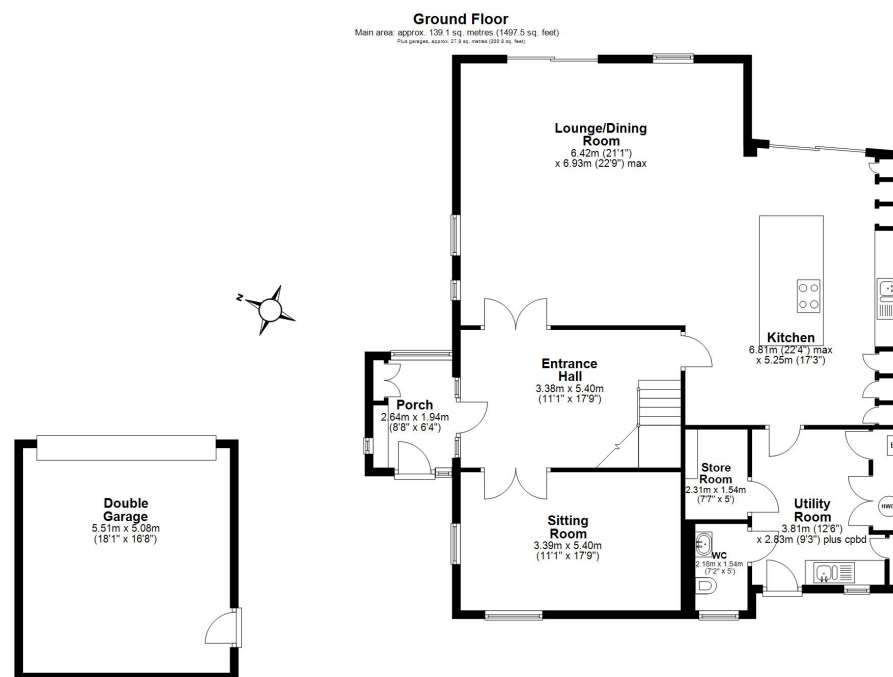
The ground floor boasts a vast, light-filled lounge/dining room and a designer kitchen complete with a statement island, sleek cabinetry, high-spec Siemens integrated appliances, and floor-to-ceiling black aluminium windows and sliding doors that flood the space with natural light.

The layout has been thoughtfully crafted for modern family life, with additional practical spaces including a large utility room, store, WC, and separate sitting room.

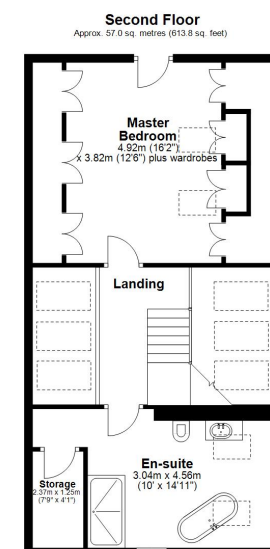
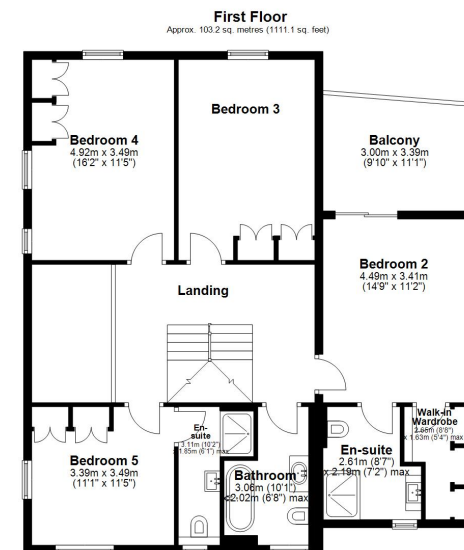
The first-floor features four generously proportioned bedrooms, two with porcelain tiled wet room style en-suites, as well as a family bathroom and a balcony off Bedroom 2 – ideal for morning coffee with countryside views.

The second floor is dedicated to a luxurious master suite, complete with a walk-in wardrobe, spa-style en-suite with freestanding bath and rain shower, and an impressive, vaulted ceiling with electric Velux windows.

Outside, the property is approached via a private driveway providing ample off-road parking and a detached double garage with Hoorman garage doors. Landscaped gardens to the rear offer space for entertaining, play or peaceful relaxation.



Main area: Approx. 299.4 sq. metres (3222.4 sq. feet)  
Plus garages: approx. 27.9 sq. metres (300.3 sq. feet)



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