



The Stables
Whitwell Common | Worksop | Nottinghamshire | S80 3EH

FINE & COUNTRY

THE STABLES



An exceptional home enjoying an equally impressive location, privately enclosed within stunning 11 acre grounds, positioned on the edge of breathtaking countryside resulting in panoramic views and the most idyllic of outdoors lifestyles.



A stunning conversion, sympathetically restored and extended, offering spacious versatile accommodation; set within private grounds which incorporate a private south facing garden, tennis courts, fenced paddocks a substantial workshop and a four car garage.

The approach immediately sets the scene, a private driveway through glorious countryside opening to reveal this beautiful home; presented to an impressive standard, retaining original period features resulting in a wealth of charm and character whilst offering a complimentary contrast of high end bespoke fittings throughout.

Enjoying the most idyllic of settings, ideal for those with an equestrian interest, positioned on the edge of this much admired and highly sought after village, commanding stunning views over open countryside whilst an abundance of local services include highly regarded schools. Both the M1 and M18 motorways are easily accessible ensuring convenient access to surrounding commercial centres and national train services.

GROUND FLOOR

A composite entrance door sits central to full height windows and opens into a spacious reception hall, which provides versatile accommodation, is currently used as a sitting room, with full tiling to the floor, an oak staircase to the first-floor level and bi-folding doors opening to a courtyard.

The lounge offers expansive proportions and has windows to two aspects inviting a tremendous level of natural light indoors, whilst commanding a delightful outlook across the tennis courts to surrounding countryside beyond. This room has an engineered oak floor, exposed beams to the ceiling and a wood burning stove which sits on a stone hearth, whilst a bank of bi-folding doors opens onto the external garden terrace.

Off the hallway access is gained to the home office, which has two windows to the rear aspect and a further internal door gaining access to the workshop.

The inner hall leads through to the breakfast kitchen; a stunning room, enjoying exposed beams and trusses into the apex of the building, there are windows to two aspects and a personal door opening to the garden terrace. Presented with a comprehensive range of bespoke furniture, complimented by black Granite worksurfaces incorporating a drainer and having an inset stainless-steel sink with a mixer tap over and an additional Instant hot tap. A central island has a granite surface extending to a breakfast bar, with useful cupboards beneath, and a complement of appliances includes an integral dishwasher, space for a larder style fridge freezer, and a Rangemaster stove consisting of a double oven and grill with a five-ring induction hob over, a glass splash back and an extractor canopy.

A rear hallway has a door opening to the side courtyard, offers access to a generous boot room/utility presented with furniture matching the kitchen, complimented with granite work surfaces and a stainless-steel sink unit with a mixer tap over. There is plumbing and space for an automatic washing machine and dryer, a window overlooking the courtyard and exposed beams into the apex of the building.

A sitting room has windows to three elevations, exposed trusses into the apex of the building and a feature fireplace to one wall.

The snug offers versatile accommodation has a window and a personal door opening to the side courtyard.

A ground floor double bedroom has French doors opening to the side courtyard, whilst the family bathroom presents a four piece suite including a step-in shower with a fixed glass screen, a low flush W.C, a bidet and a wash hand basin which sits on a travertine base with a useful vanity cupboard beneath. This room has travertine tiling to both the walls and floor, a heated chrome towel rail and a frosted window.





















FIRST FLOOR

The landing displays exposed timbers and stonework and has a window commanding scenic views.

The principal bedroom suite has two full height fixed windows commanding a stunning outlook over the grounds and adjoining countryside, has an additional window overlooking the courtyard, exposed beams into the apex of the ceiling and fitted furniture incorporating wardrobes, drawer units and bedside tables. An en-suite shower room presents a three-piece suite which has full tiling to the walls and floor and a frosted window.

To the remainder of the first floor there are two additional double bedrooms; one positioned overlooking the side courtyard with original beams and trusses exposed into the apex of the ceiling, this room benefitting from fitted wardrobes, a dresser, drawer units and bedside drawers. The fourth double bedroom once again has exposed timbers into the apex of the ceiling and a window which commands a view over open countryside.

The family bathroom is presented with a double ended bath with a tiled surround, a low flush W.C, and a wash hand basin which sits on a floating base. This room has exposed beam work, complimentary tiling to the walls and a frosted window.











OUTSIDE

The property occupies a private tucked away position, approached on a private lane through stunning open countryside before arriving at The Stables. To the front of the home, enjoying a south facing aspect, a generous flagged terrace spans the hallway, kitchen and lounge offering a sheltered external entertaining space. Beyond the parking area there is a full-size tennis court with surrounding grassland. The main garden is landscaped and privately enclosed within a treelined boundary, incorporates lawned areas with planted beds surrounding a pond.

The property is accompanied by an additional ten acres of grassland, all of which is set within a hedged boundary.

There is a 4-car garage with two sets of doors to the front aspect, and additional parking for several vehicles. A generous workshop has windows to two aspects and two sets of doors opening to the front lane / parking area.





LOCATION

A delightful village located in the open countryside of The Chatsworth Estate southeast of Sheffield city centre (15 miles) and West of Worksop (6.7 miles) only a few miles from the A57, the main connection road to the A1 and M1 motorways. Centrally located for Sheffield, Worksop, Doncaster, Chesterfield and Retford and Kiveton park having rail connections including a direct rail link to London's Kings Cross. The immediate locality is rural boasting un-spoilt scenery and walks resulting in an idyllic external lifestyle.

Nearby attractions and pastimes include Chesterfield canal and the Turnerwood Locks; Rother Valley and the popular water park are within a short drive as is Meadowhall shopping centre. The area presents easy access to Sherwood Forest including Clumber Park. Lindrick and Bondhay golf clubs are each just a few minutes' drive and private schooling is available locally with the well respected Ranby House Prep and Worksop College both within easy driving distance. The area offers a wealth of highly regarded bars and restaurants whilst the scenery of the Peak District National Park can be reached within a short drive and provides an enjoyable day out. In short, a delightful location offering a peaceful retreat, yet every day 'hustle and bustle' can be easily reached.



INFORMATION

Additional Information

A Freehold property with mains water and electricity, LPG central heating and drainage via a septic tank. Council Tax Band - G. EPC Rating - D. The ten acre paddock can be split enabling a purchase of the house and gardens only.

Directions

From M1 motorway, at traffic lights before Van Dyke turn left onto Rotherham Road then turn right onto Walls Lane (no road sign). Take the next left (the only left of Walls Lane) and the property is the first one you will come to. Go through the electric gates (press enter button) and turn right parking in front of the Tennis Courts.

Tenure
Freehold

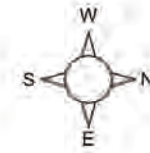
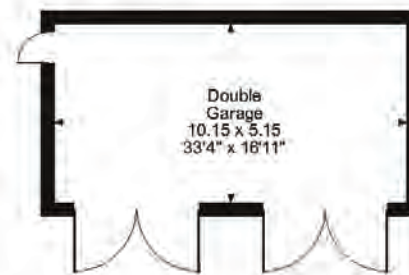
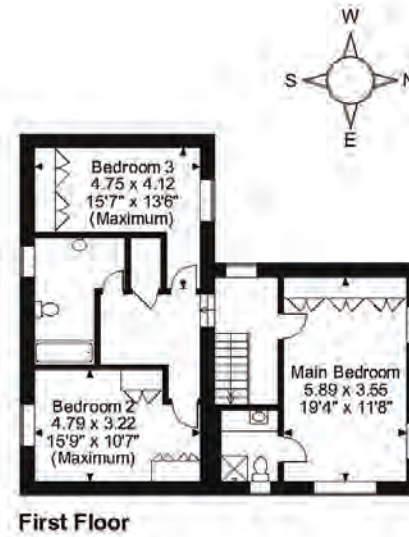
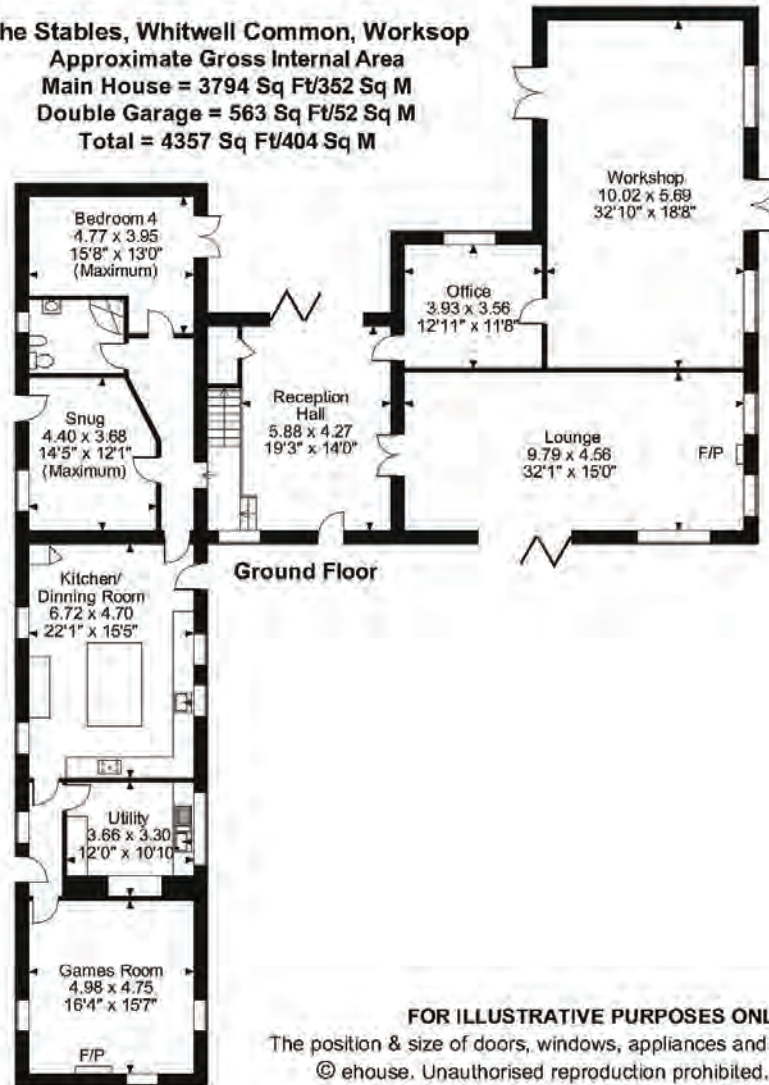
EPC Rating: D

Council Tax Band: F



£ 1,150,000

The Stables, Whitwell Common, Worksop
Approximate Gross Internal Area
Main House = 3794 Sq Ft/352 Sq M
Double Garage = 563 Sq Ft/52 Sq M
Total = 4357 Sq Ft/404 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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THE FINE & COUNTRY
FOUNDATION

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