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ESTATE AGENTS



“The Height of Elegance”



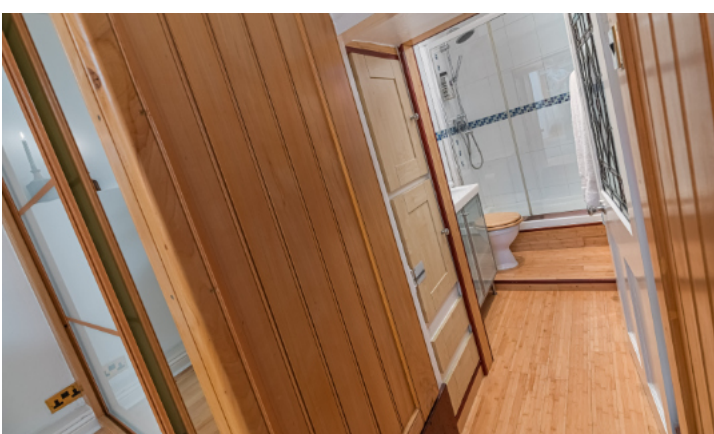
“The Height of Elegance”

It's all in the detail with this wonderful period semi-detached home featuring spacious rooms brimming with character and charm, a generous garage and workshop ideal for a motoring enthusiast, and a fantastic rural location in the desirable village of Stanwick.



East Street,
Stanwick,
NN9 6PX





Property Highlights

- Occupying a fantastic location on the periphery of the sought-after village of Stanwick, this gorgeous period home is within close walking distance to the village amenities. The A45 is close-by offering convenient travel links to the A14 and M1, and Rushden Lakes is accessible by car in around 10 minutes. Wellingborough train station is just over 6 miles away and benefits from an excellent commuter rail link to London.
- This impressive property is beautifully finished throughout with a feeling of quality in every room. There is an abundance of period features from Minton tiled flooring, quarry tiled floors, thick stone walls, deep moulded skirting boards, ornate cornicing, original timber doors, an inglenook fireplace, vast bay windows, intricate bespoke woodwork, and much more.
- Entrance through the charming double timber and glass panelled front door leads into the Entrance Porch with chequered quarry tiled flooring, timber panelled walls with an array of coat hooks, and the original timber and glass front door that leads into the Entrance Hall.
- The inviting Entrance Hall provides you with a great sense of the grandeur from when the house was first built. There is the original Minton tiled floor, stairs flowing to the First Floor with a central runner carpet, a useful understairs cupboard, and period timber doors that provide access to the principal accommodation.
- Generously sized Living/Dining Room, ideal for entertaining guests with a deep floor to ceiling bay window to the front elevation, two sets of French doors into the Garden Room and an additional window to the front, all providing a fantastic degree of natural light. There is an engineered wood floor, an open fireplace and ample space to arrange furniture to suit your requirements.
- Formal Sitting Room, an enticing room where you can enjoy the warmth of the large cast iron multi-fuel burner in the inglenook fireplace. There is an appealing mixture of exposed stone walls and timber beam in the inglenook that provide a great sense of character and the bay window to the front elevation injects natural light into the room. There is an oak floor, a useful storage cupboard in the thick stone wall, a door from the Entrance Hall and a door into the Kitchen. Although currently used as a sitting room, there is a host of flexibility with the layout as could be used as a work from home space, formal dining room, playroom or even as a ground floor bedroom if required.



Property Highlights

- The Kitchen has been finished with the perfect combination of a traditional style and modern fixtures with an attractive terracotta tiled floor. There are navy timber base level units topped with a solid hardwood work surface sat to one side, with contrasting white larder units to the other side. There is a double Belfast sink with a hose-style tap, metro tiled splashbacks, a high-level double oven, and space and plumbing for a dishwasher and American style fridge/freezer. In addition to this there is a separate Pantry cupboard, a utility cupboard housing the boiler and the washing machine, and access from the Entrance Hall, Sitting Room and Garden Room.
- Truly impressive Garden Room with generous proportions and a unique timber structure that complements the character and charm of the property. The high quality Garden Room boasts a glass roof, ceramic tiled flooring with underfloor heating, a pedestrian door to the garden, and two sets of sliding doors that allow a seamless flow for entertaining in the garden in the summer months.
- Ground floor WC, conveniently located under the stairs with chequered quarry tiled flooring, a low-level WC and a wash hand basin.
- The stairs flow up to the First floor with attractive painted stairs and a natural seagrass runner carpet. The Landing is larger than you would expect, with natural light from the dual aspect windows, and features engineered beech flooring.
- Three beautifully appointed double Bedrooms, all offering excellent proportions. The Principal Bedroom incorporates the generous bay window, an array of built in wardrobes, and steps lead down to a stained-glass door and the en suite Shower Room. The En Suite boasts ceramic tiled walls, a Velux window, a chrome heated towel rail, and a three piece suite to include a low-level WC, a wash hand basin built into a useful storage unit and an oversized shower enclosure with a rainwater style shower head and handheld attachment.

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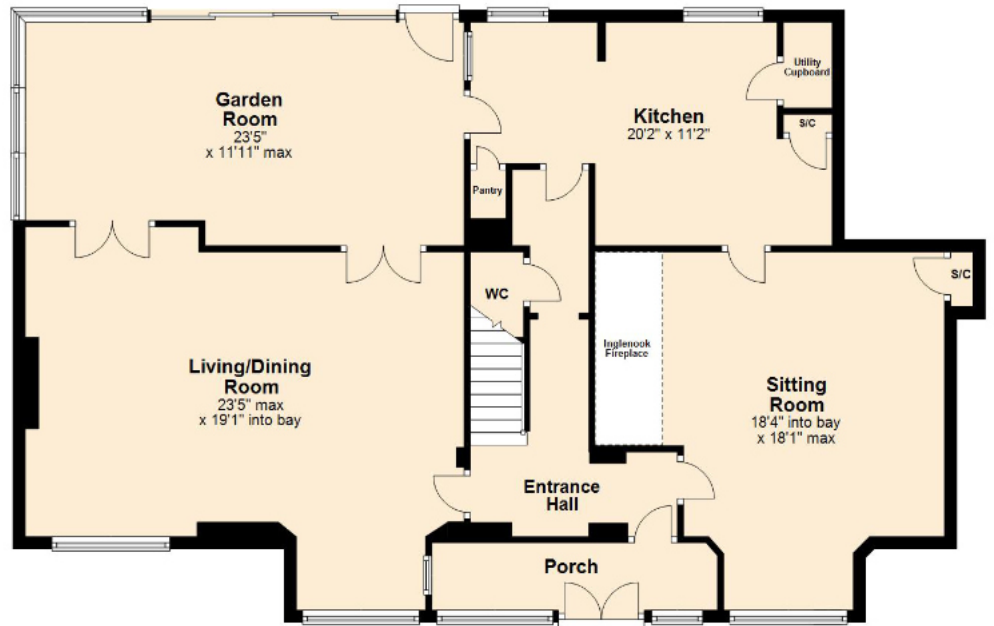
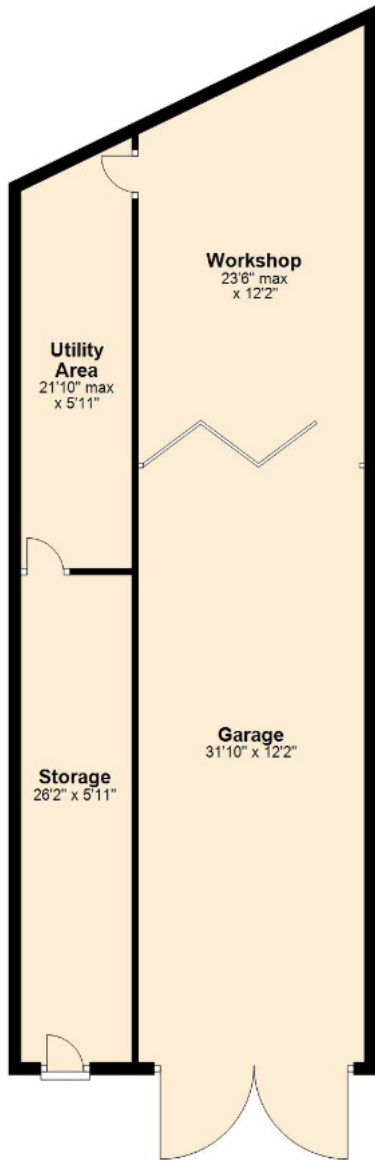
- Modern and contemporary family Bathroom, finished to a high standard with downlights in the ceiling, a chrome heated towel rail, metro tiled splashbacks and a four piece suite to include a low-level WC, a 'J' shaped bath with a handheld shower attachment, a bowl style wash hand basin built into a timber freestanding unit, and a corner shower enclosure with a low-threshold, a rainwater style shower head and a handheld attachment.
- Detached Garage, Workshop and Storage, offering excellent proportions that would suit motoring enthusiasts, tradesmen, a business that is run from home, a gym and much more. There are two large timber doors to the front with a pedestrian door built into the one of the doors, and bi-folding glass and timber doors separate the Workshop and Garage, which can be opened to provide one vast area if required. There is a door from the Workshop that leads to the side storage area which benefits from additional worktop space, a sink and a water harvesting system that collects rainwater.



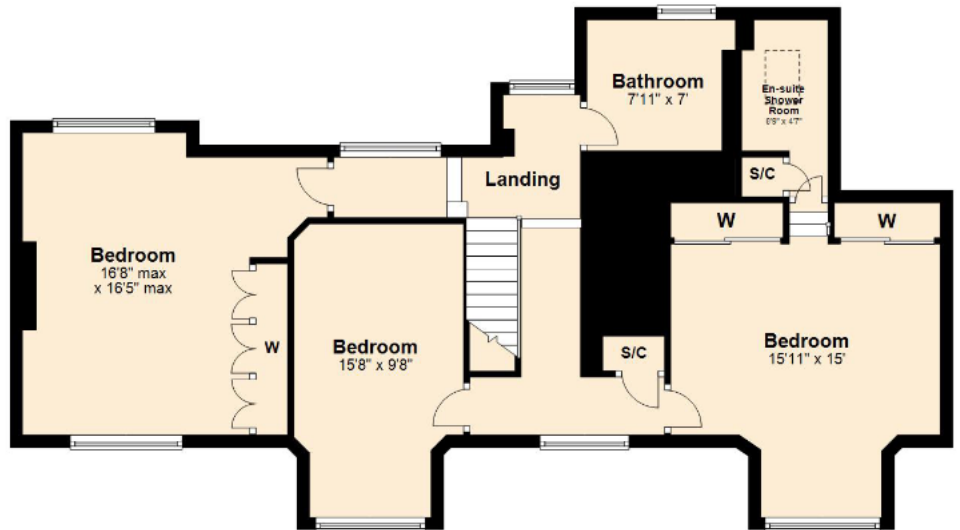
Outside

This stunning home occupies a fantastic position on East Street with plenty of kerb appeal. There is a low-level stone wall that encloses the front garden, and an original cast iron gate provides access. There are mature trees in the front forecourt that provide a degree of privacy, a planted and gravelled area, and a path leads to the charming front door. A five-bar gate and pedestrian gate sits to the side of the property providing access to the block paved and gravelled driveway. There is ample off-road parking for cars and even a motorhome, and right of way access is granted to the neighbour over the driveway. A separate pedestrian gate from the driveway leads into the rear garden which features a stone paved path by the rear of the property, a generous lawn, a pond, deep well-stocked planted borders and an array of mature and established trees, shrubs, and plantings.

Ground Floor



First Floor



Approx. Size Measurements

Main House - 2276.9 sqft / 211.53 sqm
Garage, Workshop & Storage - 942.3 sqft / 87.54 sqm
Total - 3219.2 sqft / 299.07 sqm



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