

STONE



*Harwood Park RH1*

£875,000



*“At Stone, we’re passionate about the unique and awe-inspiring architectural elements that transform houses into dream homes.”*

————— *The Stone Family*



Nestled within the serene and exclusive Harwood Park, this remarkable detached property offers an unparalleled living experience. Set amidst the vibrant activity of the surrounding area, this home provides a haven of tranquility and privacy.

Perfectly designed for sociable family living, every corner of this residence exudes light and space, creating a welcoming and comfortable atmosphere.

The expansive hallway features an under stair cupboard, and a convenient downstairs WC. The current owners have made a charming tradition of placing their Christmas tree at the centre of the stairwell, adding a festive touch to this delightful space.

A large lounge, where a sleek fireplace serves as a stunning focal point, seamlessly opens onto a modern conservatory, a versatile space equipped with air conditioning and blinds designed to keep the heat in during winter and block out the sun during summer. This sun room offers a cosy retreat to enjoy the garden views year-round.

The heart of this home is the open plan kitchen and dining area, thoughtfully designed to create a sociable and inviting setting.

Featuring sleek gloss tiles, this modern kitchen includes a breakfast bar, a cosy seating area, and a spacious dining area. Bifold doors open onto the gorgeous garden, blurring the lines between indoor and outdoor living.







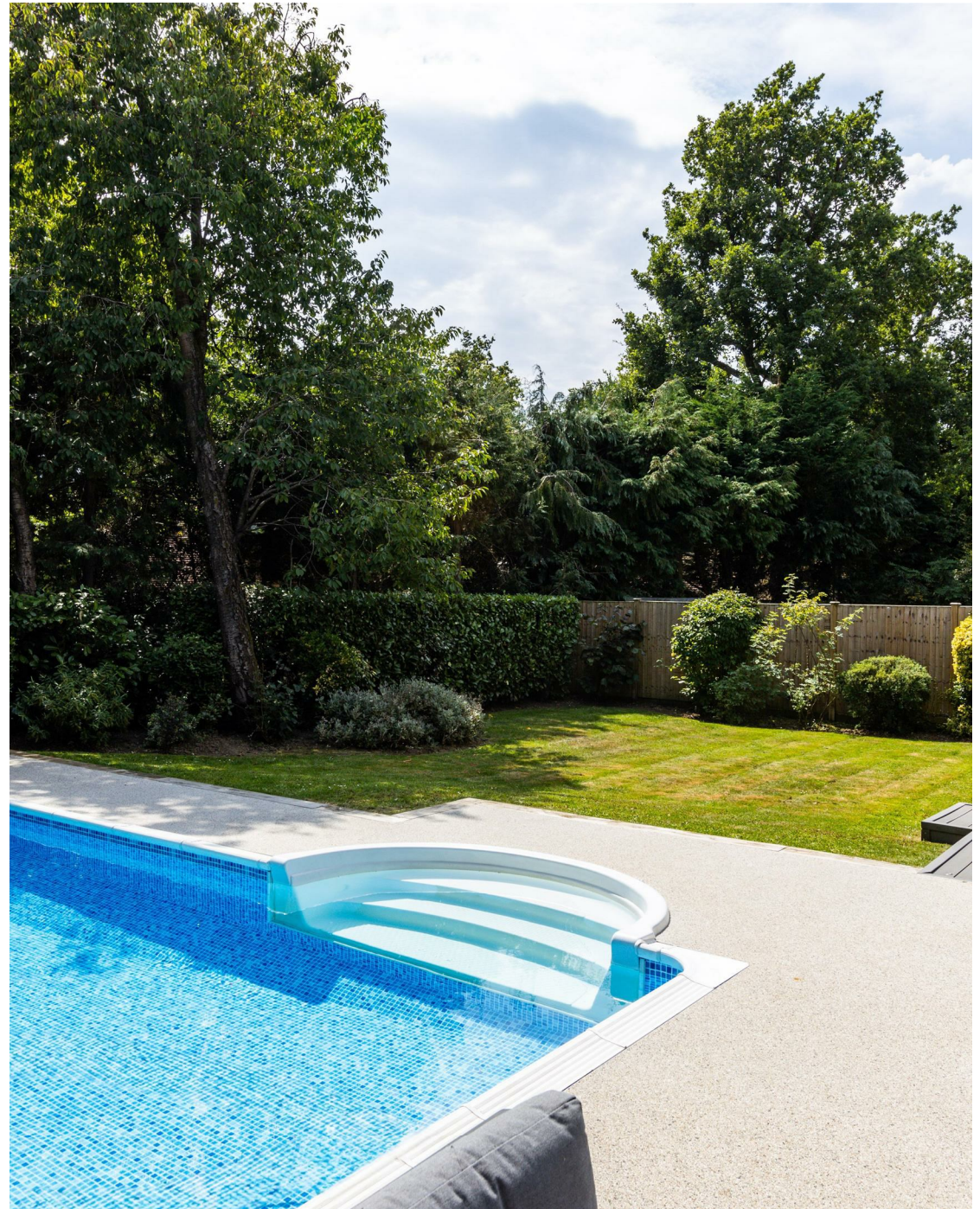
The garden is truly a wonder, offering a perfect blend of relaxation and entertainment. Composite decking extends from the kitchen and conservatory, creating an ideal outdoor dining area.

Tall hedging surrounds the garden, ensuring a private and secluded setting, and a stretch of lawn basks in sunlight throughout the day, providing ample space for outdoor activities.

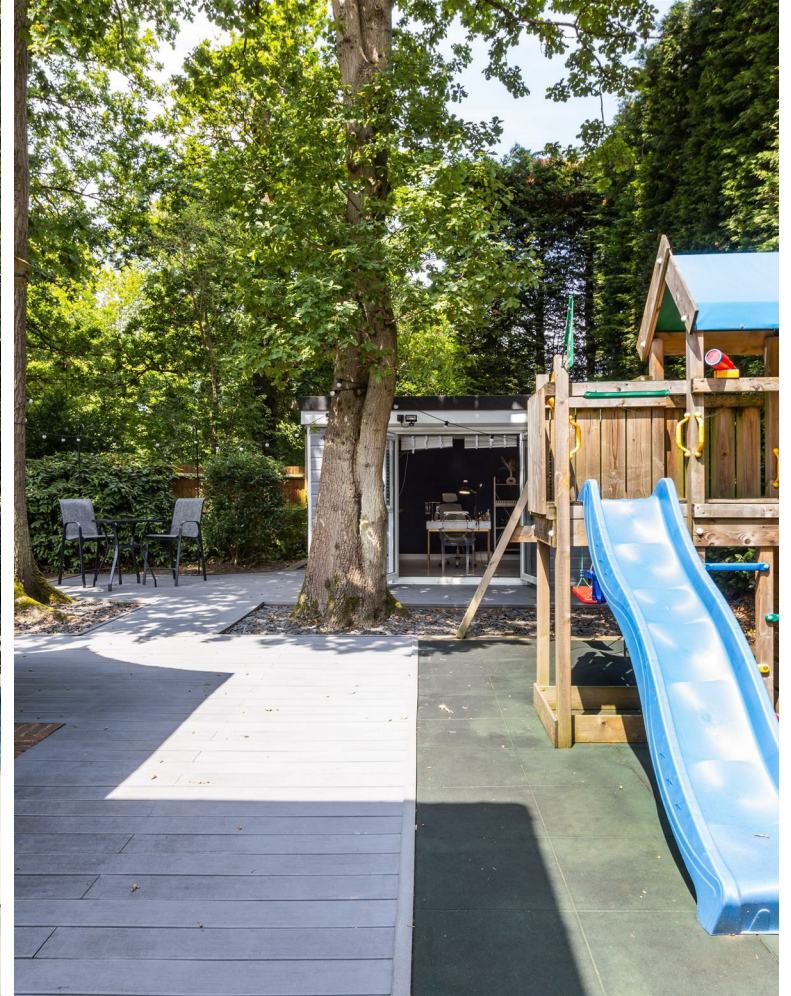
The crown jewel of the garden is the meticulously maintained swimming pool, recently landscaped to enhance its beauty and functionality. The water is heatable, with an air source heat pump being a cost-effective solution.

The garden wraps around the house, leading to a dedicated BBQing area, an outdoor climbing frame, and a covered hot tub.

A modern outbuilding, equipped with underfloor heating and electrics, offers a versatile space that can serve as a home office, studio, or bar, catering to all your needs.













Upstairs, the property boasts four double bedrooms surrounding a bright and open landing, each offering space and comfort.

Two of these bedrooms feature en-suite shower rooms, providing a touch of luxury and convenience. The family bathroom is beautifully designed.

Additionally, there is a study, perfect for working from home, a utility room for added convenience, and a double garage. The driveway offers parking for up to three cars, ensuring ample space for family and guests.

Harwood Park offers an exceptional living experience, combining the tranquility of a secluded development with the convenience of excellent transport links, outstanding schools, and abundant amenities.

Just a short walk from Harwood Park, Salfords Station offers regular train services to London Bridge and London Victoria, making it convenient for commuters.

Harwood Park benefits from its proximity to the A23 and M23, providing easy access to London, Brighton, and Gatwick Airport.







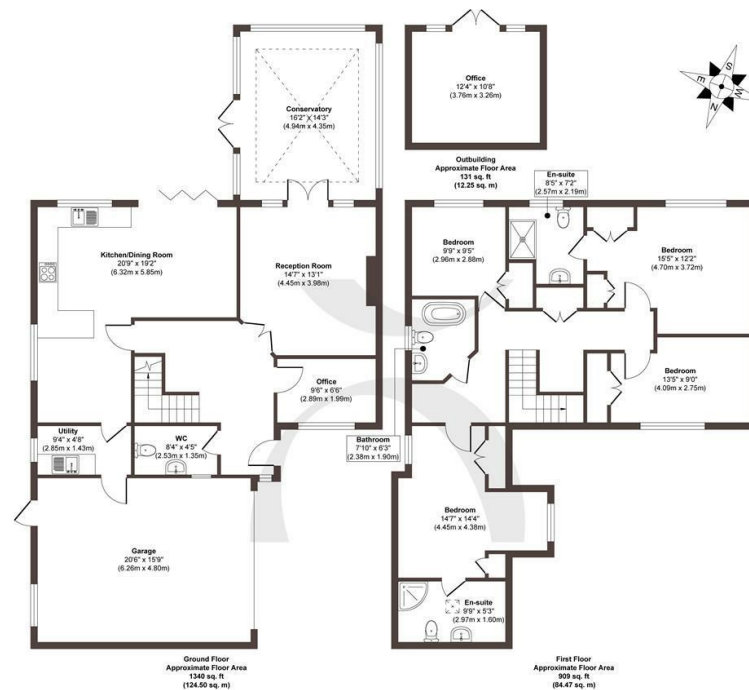






## The Details

- Detached house within a secluded development
- Four bedroom sociable family home
- Open plan kitchen, dining room
- Large reception room
- Conservatory with air conditioning
- Light and spacious throughout
- Amazing garden with swimming pool
- Garden room, for a home office, studio, gym or bar
- Utility room, study and downstairs WC
- Double garage and large driveway



Approx. Gross Internal Floor Area 2380 sq. ft / 221.22 sq. m (Including Garage/Outbuilding)  
 Approx. Gross Internal Floor Area 1926 sq. ft / 178.93 sq. m (Excluding Garage/Outbuilding)

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

**STONE**

Size  
 Approx 2380.00 sq ft

Energy Performance Certificate (EPC)  
 Rating

Council Tax Band  
 G





STONE

*Let's Talk*

01737 301 557

hello@stoneestateagents.co.uk

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