



White Lodge Gallowstree Lane, Mayfield Ashbourne DE6 2HJ

welcome to

White Lodge Gallowstree Lane, Mayfield Ashbourne

A stunning period coach house conversion with breath-taking views over attractive rolling countryside and situated on a quiet lane in Upper Mayfield adjoining fields, away from the village but close to local facilities, county inns and shopping amenities.

Extensive accommodation.



Reception Hall

12' 8" x 7' 2" (3.86m x 2.18m)

With glazed entrance door; parquet flooring; side window; wall light points, ceiling cornice.

Workshop/Store

12' 9" x 17' 7" (3.89m x 5.36m)

With two front windows; central entrance door; power and lighting; wall mounted mains gas fire central heating boiler.

First Floor Landing

With timber balustrade.

Cloakroom/ Wc

Having front window; low flush wc; pedestal wash hand basin; chrome towel rail; Oak boarded flooring.

First Floor Reception Hall:

32' 10" x 4' 5" (10.01m x 1.35m)

Front window; radiator; ceiling cornice; staircase to second floor.

Sitting Room:

19' x 20' (5.79m x 6.10m)

Dual aspect with side and rear windows with breathtaking far reaching views; radiator; cast iron multi-fuel stove with stone hearth and decorative stone surround; wall light points to each recess; ceiling cornice.

Dining Kitchen:

17' 8" x 9' (5.38m x 2.74m)

With wood effect base and wall cabinets with steel rod handles and roll edge Granite work surfaces and limestone upstanding splashbacks; range of built in appliances by Neff include microwave oven, multi-function oven and fan oven, four ring induction hob with stainless steel splashback and Rangemaster extractor above; integrated dishwasher; space for larder fridge/freezer; delightful dual aspect side and front windows; French doors open onto balcony; space for dining table; radiator.

Balcony:

18' 6" x 4' 7" (5.64m x 1.40m)

Having stainless steel and glass balustrade with breathtaking views; lighting.

Bedroom:

14' 1" x 8' 10" (4.29m x 2.69m)

With rear window; radiator; wall light points; ceiling cornice.

Bedroom:

14' 10" x 7' 10" plus recess (4.52m x 2.39m plus recess)

Understairs area suitable for wardrobes; rear window with delightful views; radiator.

Bedroom:

19' To the back of wardrobes x 12' 7" max (5.79m To the back of wardrobes x 3.84m max)

Comprehensive range of fitted floor to ceiling wardrobes, dressing table; rear window with spectacular views to the rear (window 11'6" wide).

Bathroom / W C:

13' x 7' 1" (3.96m x 2.16m)

Having White suite including whirlpool bath; separate tiled shower enclosure with thermostatic shower; vanity wash hand basin; low flush w.c.; windows to two sides; chrome and cast towel rail; access to eaves storage.

Second Floor::

Stairs extend from the first floor landing.

Room:

21' 10" x 18' 7" (6.65m x 5.66m)

Two velux roof lights; exposed timbers and purlins.

Attic Room:

19' 6" x 11' 5" (5.94m x 3.48m)

Restricted head height.

Tower Attic Room:

20' x 19' 2" (6.10m x 5.84m)

Irregular shaped room. With timbers and partitions revealed with direct access to the tower; dormer windows to the rear.



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welcome to

White Lodge Gallowstree Lane, Mayfield Ashbourne

- Unique period property
- Breath taking views
- Deceptively spacious
- Gardens and courtyard
-

Tenure: Freehold EPC Rating: D

£400,000



Please note the marker reflects the
postcode not the actual property

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