



# Grove Coach House Wharf Street

Bawtry, Doncaster, DN10 6HZ

Price Guide £1,000,000

Located a short stroll into central Bawtry, whilst enjoying a private, secluded position within the town, this generously proportioned former Coach House, has been fitted and presented to extremely high standards throughout, and offers a great combination of character and contemporary living.

The accommodation briefly comprises of a welcoming reception hall, currently used as a formal dining room, although offering potential for a variety of uses, 3 further good sized reception rooms, the rear lounge enjoying views across the private grounds. Well appointed luxury breakfast kitchen with a host of integrated appliances. Utility room and WC.

The first floor has a large galleried landing with study areas having built in office furniture. Impressive master bedroom suite having en suite shower room and fitted furniture. 3 further bedrooms with wardrobes. House bathroom.

Outside; delightful, mainly lawned formal grounds enjoying a high degree of privacy, with secluded seating areas.

Cobbled front court with access to double garage, further off road private parking suitable for 2 more vehicles.

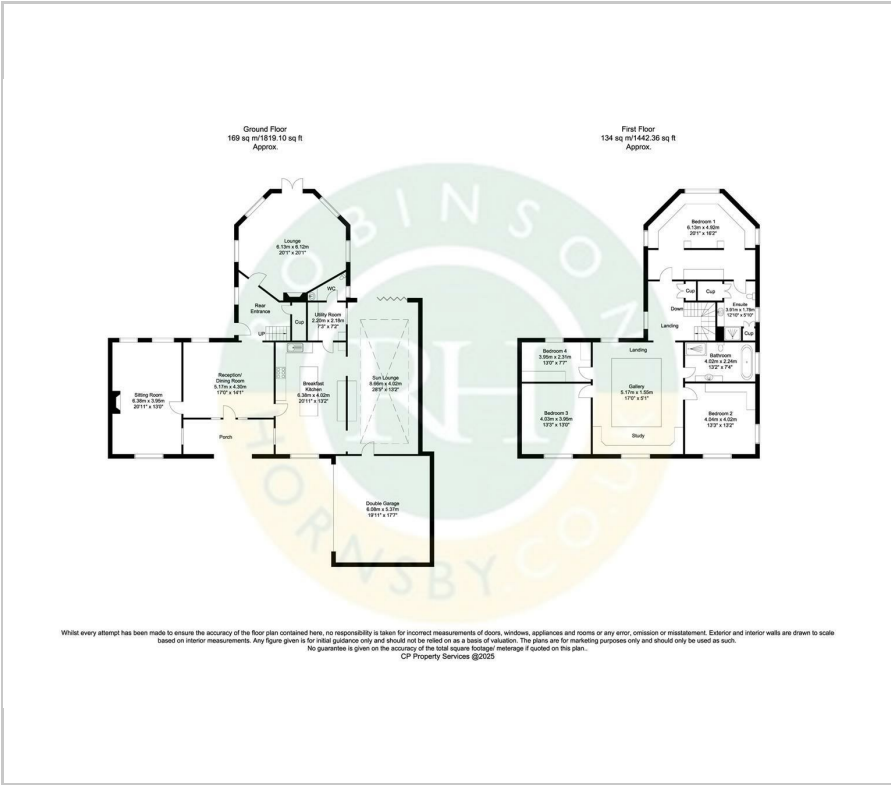
- superb detached former Coach House with over 3,200 sq ft of accommodation
- secluded private walled grounds with lawns and private patio
- double garage, and off road parking for several more vehicles
- a 'stones throw' into central Bawtry
- wide ranging local shops, bars and restaurants
- magnificent rear lounge with impressive fireplace and log burner
- wide galleried landing with study areas
- very high quality interior
- easy access to City centre, as well as major road and rail links
- very much worthy of inspection

## Viewing

Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.



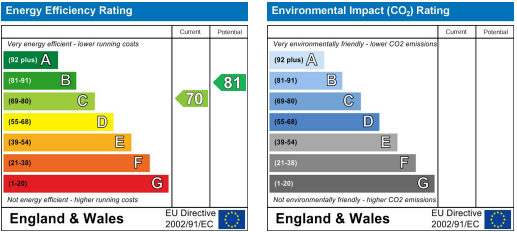
Floor Plan



Area Map



Energy Efficiency Graph



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