

FOR SALE

High Barn, Wood Lane, Heskin, PR7 5NU



## High Barn, Wood Lane, Heskin, PR7 5NU

*A unique architect designed detached home in beautiful landscaped grounds.*



- Architect designed home
- Electronic gated entrance
- Stunning open plan living kitchen
- Option to buy 2 acre paddock
- Semi-rural setting close to village
- Landscaped gardens & open aspects
- 5 beds & home office / 3 bathrooms
- 2504 SQ.FT. / Freehold

Situated on the edge of the highly sought-after village of Eccleston, adjacent to picturesque greenbelt land, High Barn is a distinctive, architect-designed home that offers an abundance of living space, totalling over 2,500 square feet set behind its own private electronically gated entrance within beautifully landscaped gardens. This remarkable property is nestled within a private enclosed courtyard with its own private gated entrance and features stunning landscaped gardens, creating a serene and inviting atmosphere. There is also the unique opportunity to purchase a spacious 2+ acre paddock to the rear that backs directly onto lush countryside and can be accessed by a separate Bridle Path. High Barn's thoughtful design ensures both aesthetic appeal and functional living all set on one-floor, making it a versatile and truly unique home. With its generous living areas that enjoy vaulted ceiling and large windows with aspects over the beautiful surroundings, this property is perfect for those seeking a harmonious blend of elegance, comfort, and outdoor space. The latest extension was designed by award winning architect Peter Dickinson Associates and linked the existing property to a garage adding a new master suite with dressing room and large bathroom plus a self-contained office that has its own access to the courtyard making it perfect for anyone working or running a business from home as well as potential for an annexe. High Barn is not just a home; it is a retreat that offers tranquility and a connection to nature, all while being conveniently located near the charming village of Eccleston.

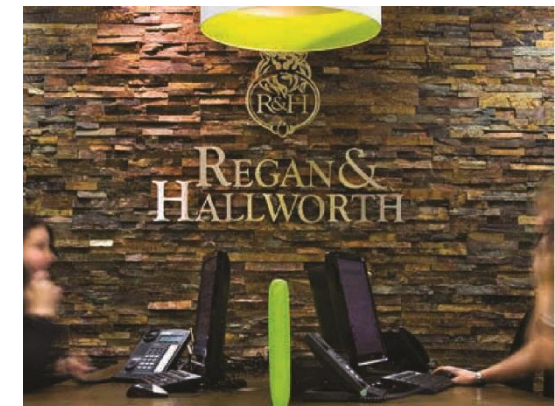




**GROUND FLOOR**  
**2504 sq.ft. (232.6 sq.m.) approx.**



**TOTAL FLOOR AREA : 2504 sq.ft. (232.6 sq.m.) approx.**  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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