



The Hawthornes Hillside Park
Oakerthorpe Alferton



Property Description

Situated in the popular village of Oakerthorpe this individually designed impressive detached bungalow is situated in a tranquil position and has elevated views to the rear. Ideally positioned for those who commute providing access to the A61, A38 and M1 motorway. Designed to a high specification being approached via electric gated access leading to the large driveway with access to the double garage which has twin up and over electric doors. The accommodation has Reception Hall and Cloakroom. The kitchen has some integrated appliances including oven, hob and dishwasher and is open plan to the utility area. Dining room overlooking the front elevation and having steps down to the Lounge which has floor to ceiling fireplace with inset gas fire. Overlooking the Lounge is a mezzanine floor which provides versatile accommodation and can be used as an occasional bedroom/study. There are four double bedrooms, two of which have en-suite shower rooms. A fifth bedroom is currently used as a study area, further family bathroom with three piece suite. Externally, the property is a gardeners dream and boasts a wrap around garden with fabulous views to the rear, paved patio, a variety of plants, trees and shrubs and decking area. The property has been maintained beautifully by the current owner and viewing is recommended.

Reception Hall

Irregular Shaped Room x (x)

This light and spacious reception hall has radiator, ceiling coving and glazed panels providing access to the dining area.

Cloakroom

9' 1" x 3' 5" (2.77m x 1.04m)

Two piece suite comprising of low flush wc and wash hand basin. Tile splashbacks and floor, cupboard providing storage space, double glazed window to the rear and heated towel rail.

Breakfast Kitchen

9' 2" x 19' 2" (2.79m x 5.84m)

Fitted with a range of wall units having under unit lighting, base units with complementary work surfaces over incorporating a single drainer stainless steel sink unit with mixer tap. Integrated four ring stainless steel gas hob with extractor hood over and electric microwave/double oven. Integrated dishwasher, open plan to the utility area which has a stainless steel bowl sink with mixer tap. washing machine, dryer and fridge freezer. Complementary tile floor, breakfast bar and two double glazed windows overlook the rear elevation.

Dining Room

12' 7" x 15' 5" (3.84m x 4.70m)

Two double glazed windows overlook the front elevation, radiator and complementary tiling to the floor.

Lounge

23' 2" x 16' 3" (7.06m x 4.95m)

The second measurement includes the stairs which provide access to the Dining Room and to the mezzanine level. The focal point of this room is a feature floor to ceiling brick fireplace with complementary hearth, mantle and has

an inset Log burner style gas fire. Double glazed window to the front elevation and french style door provides access to the garden providing natural lighting into the room.

Mezzanine/Library

This mezzanine floor overlooks the Lounge having wooden balustrade, beamed ceiling and radiator.

Inner Hall

Providing access to the Bedroom accommodation, this inner hall has tiled floor, access to the available roof space and a cupboard providing storage space.

Master Bedroom

15' 5" x 12' 8" (4.70m x 3.86m)

The first measurement has been taken to the front of the wardrobes which comprise of 4 double wardrobes with shelving and hanging space, Radiator, ceiling coving and double glazed french style doors overlooking the rear elevation.

En-Suite Shower Room

4' 10" x 9' 10" (1.47m x 3.00m)

This spacious en-suite has double shower cubicle, interplan wc and wash hand basin with a range of modern storage cupboards, tile splash backs, mirror and heated towel rail. Cupboard providing storage space and double glazed window.

Bedroom Two

9' 11" x 13' 5" (3.02m x 4.09m)

Fitted wardrobes providing shelving and

hanging space with complementary bedside cabinet. Radiator and double glazed window to the side.

En-Suite Shower Room

Three piece suite comprising of shower cubicle, wash hand basin and wc. Tile splash backs and floor, heated towel rail and double glazed window to the side.

Bedroom Three

9' 1" x 11' (2.77m x 3.35m)

The second measurement has been taken to the front of the fitted wardrobes which provide shelving and hanging space and bedside drawers. Radiator, ceiling coving and double glazed window to the front.

Bedroom Four

8' 9" x 10' 3" (2.67m x 3.12m)

Fitted wardrobes providing shelving and hanging space, access to the available roof space, radiator and double glazed window to the front.

Bedroom Five

12' 4" x 7' 3" (3.76m x 2.21m)

Double glazed window to the rear and radiator.

Bathroom

5' 9" x 9' 2" (1.75m x 2.79m)

This three piece suite has corner Jacuzzi bath, wash hand basin with storage cupboard below and wc. Tile splash backs and floor, recess spot lighting and double glazed window to the side.

Outside









Ground Floor

Mezzanine

Garage

Total floor area 225.7 m² (2,429 sq.ft.) approx

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To view this property please contact Hall & Benson on

T 01773 521771
E alfreton@hallandbenson.co.uk

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 ALFRETON DE55 7BN

EPC Rating: Council Tax
 Awaited Band: F

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Tenure: Freehold



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