

# HARWOOD

## THE ESTATE AGENT

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### Corndon House, Arleston Manor Mews TF1 2HS



## £ 7 5 0, 0 0 0 region

This impressive executive residence offers extensive accommodation, including six spacious bedrooms and additional annex living space, making it an ideal family home. Situated within a secure, gated community, the property enjoys a prime location with easy access to highly regarded local schools, a range of amenities, and excellent road and rail links—perfect for those who commute. Spanning three well-designed floors, the home boasts a welcoming central reception hallway with a convenient W.C., a generously sized lounge, a separate dining room, and a stunning kitchen/diner. The kitchen is a true highlight, featuring bifold doors on two sides that flood the space with natural light and provide seamless access to the outdoor areas—perfect for entertaining and family gatherings. On the first floor, you'll find three well-proportioned double bedrooms alongside a smaller fourth bedroom, currently utilized as a dressing room. The primary bedroom benefits from a stylish en-suite shower room, while a contemporary family bathroom serves the remaining rooms. The second floor offers even more flexible living space, comprising two additional large bedrooms and a spacious bathroom, making it ideal for growing families, guests, or home office use. This exceptional property seamlessly blends luxury, comfort, and practicality, creating the perfect setting for modern family living.





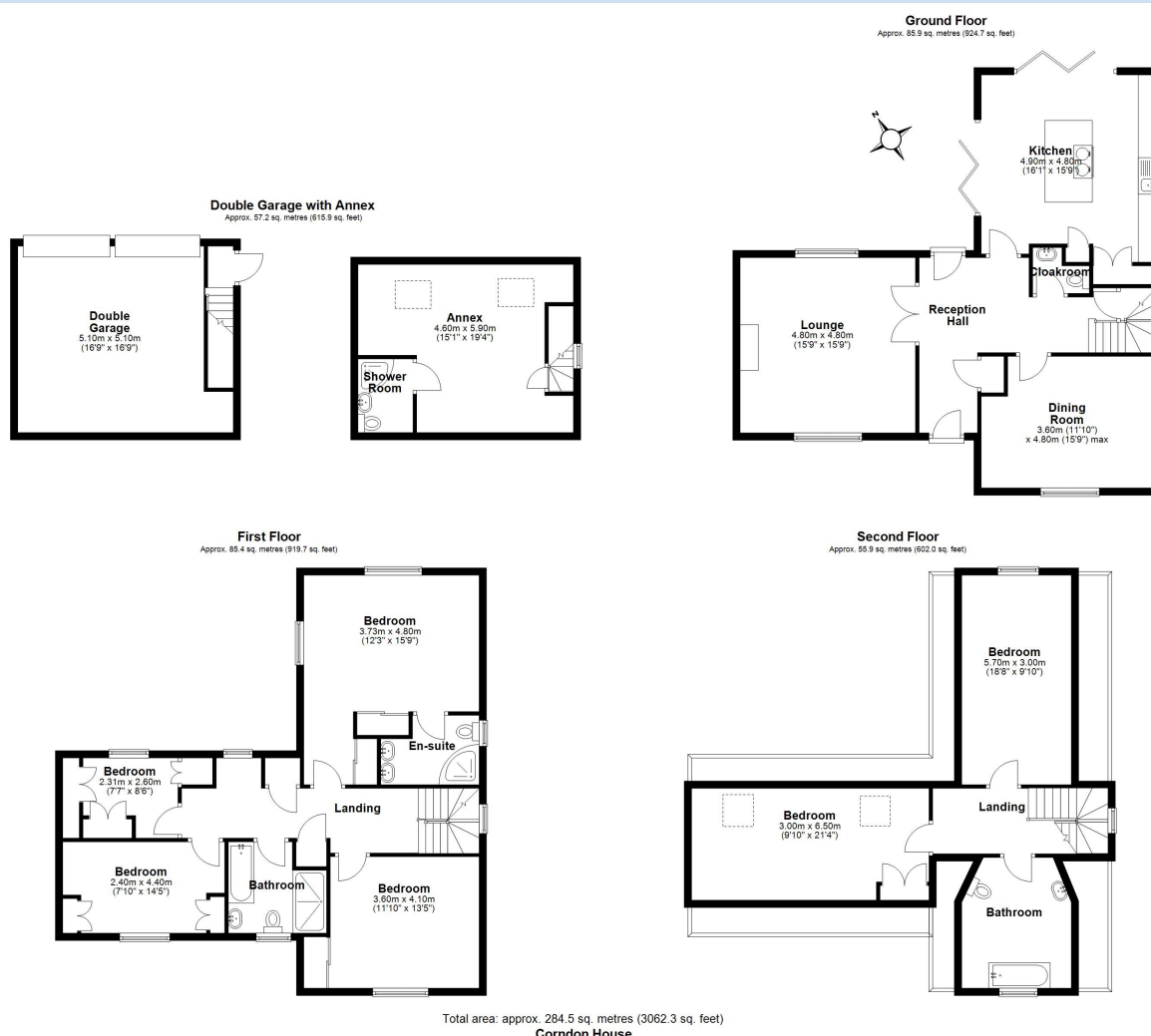












**Tenure** Freehold      **Council tax** Band G

**Fixtures & Fittings** Where specifically mentioned in these sales particulars are included in the sale price.

**N.B** Please note, that none of the services, heating systems or any appliances at this property have been tested, therefore no warranty can be given or implied as to their working order. These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared : 21st March 2025