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HAWTHORN HOUSE
DALTON PIERCY | TS27 3HY

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Welcome to Hawthorn House, an exquisite property exemplifying luxury and elegance, situated in a prestigious and tranquil location. This recently construction residence offers an impressive approximate gross internal area of 2,934 square feet (273 square meters), providing an abundance of space and comfort for the discerning homeowner.

Upon entering Hawthorn House, you are greeted by a grand entrance hallway that seamlessly leads into the principal reception rooms. The ground floor boasts a spacious living room (18'6" x 11'7") with large windows that bathe the room in natural light, creating a warm and inviting ambiance. Adjacent to the living room is the sophisticated study (10'10" x 5'7"), ideal for those who work from home or require a quiet space for reading and reflection.

The heart of the home is undoubtedly the expansive kitchen/diner (24'9" x 13'9"), designed to cater to both culinary enthusiasts and those who love to entertain. The kitchen features modern appliances, ample counter space, and a dining area that can comfortably accommodate family and guests. Bi fold doors open on the the private rear garden. Conveniently located next to the kitchen is the utility room (9'10" x 4'11"), providing additional storage and functionality.

Ascending to the first floor, you will find four generously proportioned bedrooms. The guest suite bedroom suite (12'00 x 11'8) , complete with a dressing room and a luxurious en-suite shower room also advantages from a Juliet balcony. . The additional three bedrooms on this floor share a well-appointed family bathroom. A sixth bedroom or games/cinema room has its own access from the hallway and located above the garage.

The second floor reveals the master bedroom (18'6" x 16'8""), a versatile space that can be used as a guest suite or a private retreat. This room includes ample storage, partitioned dressing area and an en-suite shower room, ensuring comfort and privacy for its occupants.











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Hawthorn House is set within landscaped gardens, providing a serene and picturesque setting. The property includes a double garage (19'1" x 15'1"), offering secure parking and additional storage options.

This exceptional property combines modern luxury with timeless elegance, making it the perfect home for those seeking a refined lifestyle. With its spacious interiors, high-quality finishes, and prime location, Hawthorn House is a rare opportunity to own a piece of luxury in a sought-after area.

LOCATION:-

Dalton Piercy is a village located in County Durham, England. It is situated near Hartlepool and is part of the Hartlepool borough. The village is characterized by its rural setting and small community, providing a picturesque example of traditional English countryside living. The area is known for its historical significance and local charm, often featuring stone-built houses and scenic landscapes typical of this region in the North East of England. Dalton Piercy offers a glimpse into rural life while being accessible to larger towns and cities nearby. Via the close by A19.

AGENTS NOTES:

- * Built to Architect certificate and still under warranty
- * Water treatment plant for sewerage
- * LPG gas central heating system
- * CCTV
- * Alarm System
- * Tenure: Freehold
- * Local Authority : Hartlepool
- * Council Tax : Band G Annual Price: £3,967
- * Conservation Area : No
- * Flood Risk : No Risk
- * Broadband : Basic 2 Mbps

Disclaimer: The preceding details have been sourced from the seller and OnTheMarket.com. Verification and clarification of this information, along with any further details concerning Material Information should be sought from a legal representative or appropriate authorities. Fine and Country cannot accept liability for any information provided.

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Fine & Country (Robinsons) can recommend financial services, surveying and conveyancing services to sellers and buyers. Fine & Country (Robinsons) staff may benefit from referral incentives relating to these services.



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