



4 Blakeshall Farm

Blakeshall, Wolverley DY11

£595,000



Key Features

- NO CHAIN - READY TO MOVE IN NOW
- Idyllic Countryside Location
- Detached 2 Room Annexe With En-Suite
- Matching Utility & Cloakroom
- 5 Double Bedrooms, En-Suite & Main Bathroom
- Stunning 5 Bed Detached Barn Conversion
- Open Views
- Luxury Fully Integrated Kitchen/Diner/Living
- 2 Reception Rooms
- Close To Kinver Edge

"Elaine has been very professional and patient throughout the entire process, from the viewings to the sale. She supported me well when things got sticky, and did a good job of getting the job done...meaning the exchange of contracts. I would highly recommend Elaine at Centrick Property"
Gail, Vendor

4 Blakeshall Farm

Blakeshall, Wolverley DY11

NO CHAIN - READY NOW FOR IMMEDIATE OCCUPATION - A stunning 5 bed detached barn conversion set within an idyllic courtyard location with open countryside views. Situated in the village of Blakeshall, within easy reach to The National Trusts Kinver Edge and village, this superb property measures around 2,200 sq ft and is presented in new home condition. Featuring a fully integrated open plan kitchen/dining/living space with separate integrated utility, cloakroom, detached annexe with 2 open plan rooms and en-suite, lounge with log burner, reception entrance room, five double bedrooms with 2 en-suite shower rooms and main bathroom. With ample parking for 2 cars plus visitor parking, and a lawned side and rear garden with open views, this property must be viewed to appreciate its beautiful location.

Approach

courtyard setting for the exclusive development of barn conversions, private double parking area for number 4 plus visitor parking, septic tank access

Entrance Reception Room

14'10" x 11'10" (4.53m x 3.62m)

Inner Hallway

Bedroom 4

12'7" x 8'4" (3.86m x 2.56m)

Lounge

24'8" x 14'11" (7.52m x 4.57m)

Kitchen/Diner/Living Space

18'10" x 14'3" (5.75m x 4.35m)

fully integrated with AEG/Smeg appliances

Integrated Utility Room

11'9" x 10'5" (3.59m x 3.20m)

Cloakroom

First Floor Landing

Bedroom 1

17'8" x 11'7" (5.40m x 3.55m)

En-Suite Shower Room

Bedroom 2

14'11" x 11'5" (4.55 x 3.49m)

Bedroom

13'6" x 8'4" (4.12m x 2.55m)

Main Bathroom

8'3" x 6'3" (2.52m x 1.92m)

Detached Annexe

with separate own entrance from the utility room and driveway

Lounge

12'7" x 11'6" (3.86m x 3.52m)

Bedroom (5)

19'3" x 11'6" (5.87m x 3.53m)

Shower Room

Outside

ample gravel driveway parking for 2 cars with additional visitors parking, side and rear lawned gardens with hedges, patio area from the lounge

Services

mains electricity, septic tank and calor gas



4 Blakeshall Farm

Blakeshall, Wolverley DY11

Approach

courtyard setting for the exclusive development of barn conversions, private double parking area for number 4 plus visitor parking, septic tank access

Entrance Reception Room

14'10" x 11'10" (4.53m x 3.62m)

Inner Hallway

Bedroom 4

12'7" x 8'4" (3.86m x 2.56m)

Lounge

24'8" x 14'11" (7.52m x 4.57m)

Kitchen/Diner/Living Space

18'10" x 14'3" (5.75m x 4.35m)

fully integrated with AEG/Smeg appliances

Integrated Utility Room

11'9" x 10'5" (3.59m x 3.20m)

Cloakroom

First Floor Landing

Bedroom 1

17'8" x 11'7" (5.40m x 3.55m)

En-Suite Shower Room

Bedroom 2

14'11" x 11'5" (4.55 x 3.49m)

Bedroom

13'6" x 8'4" (4.12m x 2.55m)

Main Bathroom

8'3" x 6'3" (2.52m x 1.92m)

Detached Annexe

with separate own entrance from the utility room and driveway

Lounge

12'7" x 11'6" (3.86m x 3.52m)

Bedroom (5)

19'3" x 11'6" (5.87m x 3.53m)

Shower Room

Outside

ample gravel driveway parking for 2 cars with additional visitors parking, side and rear lawned gardens with hedges, patio area from the lounge

Services

mains electricity, septic tank and calor gas



| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

| Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (82 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC | |

4 Blakeshall Farm

Blakeshall, Wolverley DY11

