



IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Total area: approx. 178.2 sq. metres (1918.1 sq. feet)



Because life is  
**Petty Real**<sup>TM</sup>

**£550,000**



**Oak House Highfield Avenue**

**Foulridge  
BB8 7PB**



**Council Tax Band: F**



Stunning stone built detached dwelling in a sought after location ideal for a growing family.

### Description

This beautiful, well-maintained home offers an idyllic retreat in a highly sought-after location, perfect for a growing family. Conveniently located just a short drive from top-rated schools and amenities, this property combines the best of suburban living with modern conveniences.

Upon entering, you are greeted by a spacious and bright living room, featuring large windows that flood the space with natural light, creating a warm and inviting atmosphere. A contemporary wood burning stove adds both style and warmth, making this space perfect for cozy evenings. The living room seamlessly flows into the dining area, perfect for entertaining guests or enjoying family meals.

The modern kitchen is a chef's delight, equipped with high-end appliances, ample counter space, and plenty of storage. Its thoughtful design ensures that meal preparation is both efficient and enjoyable, making it the heart of the home. Adjacent to the kitchen is a multifunctional space that can serve as a dining area or additional seating, offering flexibility for various needs. Just off the kitchen, you will find a convenient utility room that provides additional storage and laundry facilities, ensuring that household chores are kept out of the main living areas. Completing the ground floor is a well-appointed downstairs WC, adding to the home's practicality and ensuring that guests have easy access to facilities.



The home boasts four generously sized bedrooms, each designed with comfort and relaxation in mind. The master suite is a true sanctuary, featuring a recently installed ensuite shower room with elegant fixtures. The ensuite provides a spa-like experience, perfect for unwinding after a long day. The additional bedrooms are versatile and can easily be adapted to suit your needs, whether as guest rooms, home offices, or children's bedrooms. Each room offers ample closet space and large windows that enhance the bright, airy feel of the home.

The family bathroom is tastefully appointed with modern fixtures and a luxurious bathtub, providing a serene space for relaxation. Additionally, the home includes a converted garage that offers extra living space, ideal for a home gym, studio, or playroom. This versatile area expands the living options, making it perfect for a growing family or those who enjoy hosting visitors.



Outside, the private backyard is a haven of tranquility, featuring a beautifully landscaped garden and a patio area perfect for outdoor dining or simply unwinding after a long day. The outdoor space is complemented by mature trees and flowering plants, creating a serene environment that feels like an escape from the hustle and bustle of everyday life. At the far end of the garden, a stylish garden pod provides an additional flexible space, perfect for a home office, art studio, or guest accommodation. The pod is insulated and equipped with electricity, ensuring comfort and functionality year-round.

Additional features of this remarkable home include ample driveway parking, central heating, and modern insulation, ensuring comfort and energy efficiency throughout the year.



View more about this property online....

[www.pettyreal.co.uk](http://www.pettyreal.co.uk)

[@PettyEstAgents](https://twitter.com/PettyEstAgents) [/pettyestateagents](https://www.facebook.com/pettyestateagents)