

ST JOHNS ROAD

HIPSWELL

LOVE PROPERTY. 

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St Johns Road, Hipswell

St Johns, Hipswell is within a close proximity to local schools, shops, and parks, combined with the nearby transport links, it makes this location great for busy, growing families. With easy access to the A1, travel to nearby towns and cities is simple.

Imagine coming home after a lovely walk and stepping into your newly renovated house, gleaming with fresh updates. Your home features a brand-new gas central heating system, updated electrics, a stylish new kitchen, and a modern bathroom. Everything has been meticulously redecorated throughout, ensuring a welcoming and fresh environment. The enclosed front garden adds security, and the two entry points—either through the front door into the main hall or via the side utility door—are perfect for muddy boots after outdoor adventures.





Explore downstairs...

Entering the hall, you'll find the spacious living room to the left, a bright space with large patio doors that flood the room with natural light and lead out to the back garden. This room offers ample space for your large, comfortable sofa, coffee table, and more, creating the perfect setting for family gatherings or quiet evenings in.

Heading to the rear of the home, the brand-new kitchen boasts top-of-the-line integrated appliances, including an oven, hob, fridge, and dishwasher, with plentiful cabinet storage and counter space for meal preparation. An under-stairs cupboard provides the perfect pantry area, and there's enough room to fit a dining table for shared family meals.

Off the kitchen, the utility room provides the practicality that every family needs, with space for a washing machine, dryer, and an additional tall fridge/freezer, ensuring you have plenty of storage and functionality in this thoughtfully designed home.



Head Upstairs...

Heading upstairs, you'll immediately notice the oak veneered doors, adding a modern finish to each room. There are three bedrooms in total—two doubles and one generously sized single room. The larger bedrooms, both overlooking the front of the house, have ample space for a double bed, side tables, and a freestanding dresser or wardrobe. They provide plenty of room to create a cosy, restful space.

The smaller bedroom, which overlooks the back garden, is equally versatile. It can comfortably fit a single or three-quarter bed and a side table, making it perfect for a child's bedroom or a guest room. Alternatively, it could be used as a convenient home office or a dressing room. While this room has a built-in cupboard ideal for additional storage, it also houses the newly installed boiler.

The newly updated bathroom completes the upstairs layout, featuring a built-in bath with an overhead shower. The sleek design combines functionality with style, ensuring the bathroom feels fresh and inviting—a perfect space to unwind after a long day.



Step outside...

The back garden is fully enclosed and offers a sense of privacy and security, perfect for family life or anyone who enjoys outdoor living. The garden is a manageable size, with plenty of room for children to play, space for a small outhouse, or even outdoor seating for summer barbecues.

Finer Details...

Postcode: DL9 4BQ

Freehold

Council Tax Band: B

EPC Rating: C

Gas central heating fit 2024

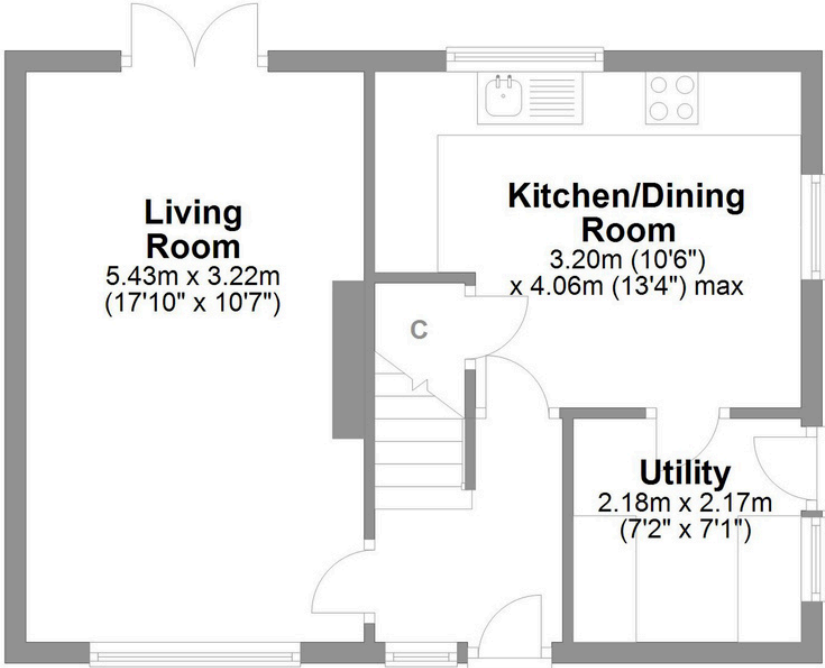
New electrics fit 2024

Non-standard construction

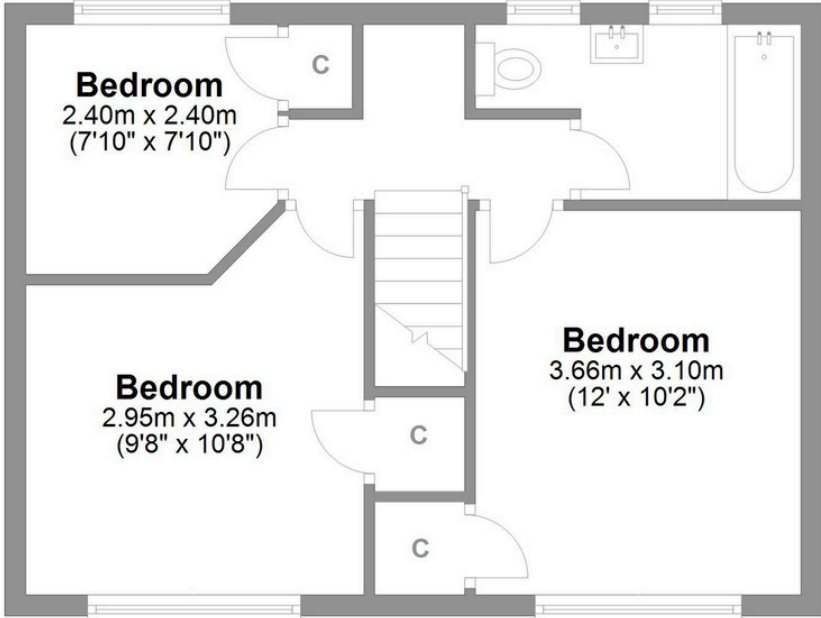


St Johns Road Hipswell

Total area: approx. 80.2 sq. metres (863.5 sq. feet)



Ground Floor
Approx. 40.2 sq. metres (432.5 sq. feet)



First Floor
Approx. 40.0 sq. metres (431.0 sq. feet)

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Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser. Created especially for Love Property by Vue3sixty Ltd