

DISTINCTIVE
HOMES
by



Brook Street
Wymeswold, LE12 6TU

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Nestled within a tranquil cul-de-sac in Edwalton, this contemporary family home is nothing short of breathtaking. Located in a sought-after suburb, it offers versatile, stylish living spaces that radiate with natural light. For those seeking a move-in-ready dream, this property sets the bar high, boasting impeccable finishes throughout.

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Situated in the heart of Wymeswold village on a tranquil no-through road, this individually designed and built detached family home sits on an remarkable 3.25-acre plot. Showcasing architectural elegance and impressive design, this generous and versatile home offers a perfect blend of luxury and functionality.

Upon entering, the grand reception hallway features a striking oak-framed glazed gable with a full-height glass door, leading to an impressive glass and oak staircase. The lounge, a generous space stretching the full length of the home, boasts a triple aspect with oak-framed glazing and doors opening onto a rear patio terrace with a water feature.

At the heart of the home is a spectacular 12-meter-long open-plan living, dining, and kitchen area, designed for both family living and entertaining. The vaulted ceiling, integrated sound system, and full-height glazed gable capture stunning garden views. The contemporary kitchen features sleek cabinetry, granite countertops, a central island with a De Dietrich induction hob, and premium integrated appliances, including an eye-level double oven, microwave combi, and warming drawer. A wood-burning stove adds warmth and charm, while floor-to-ceiling windows and double doors lead out to a patio and garden.

Additional ground floor spaces include a utility room with ample storage, a side hallway with access to a boot room, boiler room, and cloakroom WC, and sitting room or further bedroom with an en-suite shower room.





The first-floor galleried landing provides access to five well-appointed bedrooms. The principal suite offers an elegant retreat with a generous bedroom, bespoke-fitted dressing room, elegant en-suite, and private balcony overlooking the gardens. Two bedrooms benefit from en-suite facilities. There are two further bedrooms with one which is currently fitted as a bespoke home office with integrated storage and a Control4 sound system. In addition there is a shower room and linen cupboard off the landing.

Externally, the property enjoys a wide block-paved driveway leading to a detached double garage with power and lighting. Gated side access opens to an extensive garden featuring manicured lawns, a large, paved terrace, two ponds, a summerhouse, and a nature meadow with a scenic wildlife walk.

For equestrian enthusiasts or those requiring additional storage, the property includes a stable block with two stables, an open hay store, and multiple open-fronted timber shelters, all with power and lighting. A greenhouse and composting areas further enhance this remarkable outdoor space.



Offered to the market with no chain and benefiting from all main services, this remarkable home presents a rare opportunity to acquire a property of outstanding quality in a picturesque village setting. An early internal viewing is highly recommended to fully appreciate all it has to offer.





Ground Floor
Approx. 187.8 sq. metres (2021.8 sq. feet)

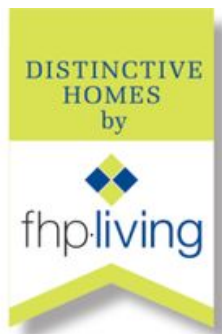


First Floor
Approx. 132.1 sq. metres (1422.2 sq. feet)



Total area: approx. 320.0 sq. metres (3443.9 sq. feet)





Distinctive Homes by FHP Living

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Interested in this home?

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