



Yaffle Crescent, Desborough **Freehold** £535,000 O.I.E.O.

**Pattison
Lane**

Key Features

5 3 C E

- Prestigious Five Bedroom Detached Home
- Driveway with Partially Converted Garage
- Large Studio in Rear Garden
- En Suite and Walk in Wardrobe to Master Bedroom
- Utility Room

Situated on a commanding and unusually substantial plot, this exceptional five-bedroom residence is a masterclass in contemporary living. Having been meticulously extended and landscaped by the current owners, the property offers a rare combination of space, style, and high-specification design.

The undisputed heart of the home is the spectacular open-plan kitchen, dining, and family suite. Bathed in natural light via a feature roof lantern, this space showcases a stunning architectural extension with wrap-around bi-folding doors. These peel back to provide seamless indoor-outdoor living, connecting you instantly to the expansive rear terrace.



Step outside to discover a landscaped oasis designed for entertaining. The vast, porcelain-tiled patio leads to a tiered garden and a substantial, bespoke garden studio—currently appointed as a professional-grade gym, but equally perfect as a home office or cinema room.

Inside, the luxury continues with a grand formal lounge and a highly practical utility room created via a partial conversion of the double garage. The first floor hosts five generous bedrooms, including an impressive principal suite complete with a private dressing area and en-suite. Served by two further family bathrooms, this home creates an environment of total comfort. A viewing is essential to appreciate the sheer scale and finish of this remarkable home.





GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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