

The Byre at Hall Farm

Duffield, Windley, Belper, DE56

£2,600 Per Calendar Month



- PETS ACCEPTED
- ECCLESBOURNE CATCHMENT AREA
- FIVE BEDROOMS
- LARGE KITCHEN/DINING/LIVING AREA
- FEATURE FIREPLACES
- CHARACTER AND SUPERB ORIGINAL FEATURES
- LARGE LANDSCAPED GARDENS
- PARKING FOR SEVERAL CARS
- AVAILABLE NOW
- EPC RATING D





Summary

ECCLESBOURNE CATCHMENT AREA - Situated in the beautiful village of Windley, less than a mile from Duffield, this is a beautifully presented five bedroom property which boasts a wealth of original features. It is also within easy commuting distance of Derby, Belper and Ashbourne.

This stunning and spacious barn conversion boasts stunning 360 degree views and is approached via a long a curvy driveway over a beautiful stream and through stunning fields. The property boasts private driveway parking for many vehicles and benefits from significant turning space.

The property benefits from having great road networks around whilst being nestled in the countryside.

A simply divine property that is available immediately and on a short or long-term basis. offering over 2800 sq.ft of accommodation and pets are welcome.

Available 11th May 2024

F&C

The Location

Situated in the beautiful village of Windley, less than a mile from Duffield, this is a beautifully presented five bedroom property which boasts a wealth of original features. It is also within easy commuting distance of Derby, Belper and Ashbourne.

Entrance Hallway

27'11" x 19'10" (8.51m x 6.05m)

Light and spacious hallway, with oil central heating radiator and beautiful wooden doors opening leading to:

Lounge

28'2" x 19'10" (8.59m x 6.07m)

Spacious room with feature fire place and stunning views and two sets of french doors opening out onto a stone cobble patio area. Stunning exposed beams and oil central heating radiator.

Kitchen/Dining/Living Area

27'11" x 19'10" (8.51m x 6.05m)

With a mix of floor and wall units, Arga, Large dining table, integrated fridge freezer, and dishwasher. Lovely wood laminate flooring through to the living area with feature fire place, and patio doors opening out on to patio area.



Inner Hallway

Utility Room

With stainless steel sink and drainer, tiled splash back and cupboard underneath the sink.

Cloakroom/WC

with low flush WC and hand wash basin with tiled splashback.

Master Bedroom

12'9" x 19'7" (3.91m x 5.97m)

Beautiful, light and spacious room with tall windows looking out on to views of open fields. With oil central heating radiator.



Ensuite

Modern white suite with low level flush WC, double vanity unit sink, bath with shower over, and bidet. Flooring is due to be fitted imminently.

Bedroom Two

12'9" x 10'9" (3.89m x 3.28m)

with two windows creating lots of light, oil central heated radiator.

Bedroom Three

9'1" x 11'1" (2.77m x 3.38m)

With a tall double opening window, oil central heating radiator.



Bedroom Four

11'1" x 6'11" (3.38m x 2.13m)

With a tall window, oil central heating radiator.

Bedroom Five/Study

17'3" x 9'8" (5.28m x 2.97m)

Family Bathroom

12'7" x 11'1" (3.86m x 3.38m)

Large five piece suite consisting of low level flush WC, hand wash basin, bidet, panelled bath and separate shower cubicle, wooden panelling feature on walls, oil central heating radiator.



Outside

To the outside is a landscaped garden and large gravel driveway allowing parking for several cars and is surrounded by stunning open fields.



Approximate total area[®]
2824.61 ft²
262.42 m²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The Byre at Hall Farm Duffield, Windley
Belper
DE56 2LP

Council Tax Band: G

Tenure:

