



Main Road

Haunton, Tamworth, B79 9HN

£675,000

Property Features

- Stunning & Executive Detached Family Home
- Incredible Countryside Views
- Magnificent Open Plan Living Spaces
- Advanced Smart-Home System & Control Centre
- Main Bedroom, Dressing Area & En Suite
- Five Wonderful Double Bedrooms
- Beautifully Landscaped Rear Garden
- Swift Access to M42, A38 & A444
- Generous Off Road Parking & Integral Garage
- Freehold - Viewing Advised

Full Description

Barnside House is a truly remarkable detached home, nestled in the peaceful and picturesque village of Haunton. Exuding charm and sophistication throughout, this beautifully appointed residence offers an ideal balance of contemporary luxury and countryside serenity. With its commanding kerb appeal, elegant interiors, and thoughtful design, this is a home that will captivate discerning buyers seeking both style and substance in a desirable rural setting.

THE FORE

From the moment you arrive, Barnside House makes an unforgettable impression. The striking red brick façade and exquisitely landscaped gardens create a welcoming sense of grandeur. A sweeping gravel driveway provides generous parking and is framed by mature trees and shrubs, offering a sense of privacy and seclusion. The elegant entrance sets the tone for the stunning accommodation within.

GROUND FLOOR

Inside, the property is finished to an exceptional standard, combining modern comfort with refined aesthetics. At the heart of the home lies an expansive open-plan kitchen, dining, and family area – a bright and versatile space illuminated by large sliding doors that lead onto the rear patio. The bespoke kitchen is a culinary showpiece, boasting high-spec integrated appliances, a central island with breakfast bar seating, and elegant cabinetry.

This space effortlessly caters to both day-to-day family life and stylish entertaining, enhanced further by the inclusion of a cosy snug and formal dining area. High-quality flooring, ambient recessed lighting, and meticulous attention to detail enhance the home's cohesive and luxurious feel.



The generous lounge at the front of the property continues the sophisticated theme, with large windows framing views of the surrounding grounds, creating a light-filled, tranquil retreat.

A well-equipped utility room adjoins the kitchen, featuring built-in storage, appliance space, and internal access to the integral garage. From here, a further door leads to the home's control centre, housing the panel for the advanced Alexa-enabled smart home system.

A stylish guest cloakroom completes the ground floor layout, accessed via the central reception hall.

RECEPTION HALL

OPEN PLAN LOUNGE/DINER/BREAKFAST KITCHEN
23' 11" x 20' 8" (7.29m x 6.32m)

LIVING ROOM
14' 3" x 13' 11" (4.36m x 4.25m)

UTILITY ROOM
14' 4" x 8' 7" (4.38m x 2.63m)

GUEST CLOAKROOM

FIRST FLOOR

Upstairs, the elegance continues with five beautifully proportioned bedrooms. The principal suite is a private haven, complete with a Juliet balcony overlooking the serene rear garden and countryside beyond. A dedicated dressing area and a luxurious en-suite bathroom complete this impressive space.

The remaining bedrooms are all generously sized and tastefully presented with views that highlight the delightful village location, offering flexible accommodation ideal for family living, home working, or guest stays.

A modern family bathroom, finished with sleek tiling and high-quality fittings, serves the additional bedrooms.

BEDROOM ONE
14' 0" x 12' 5" (4.28m x 3.81m)

EN SUITE
7' 4" x 7' 3" (2.25m x 2.23m)

DRESSING AREA

BEDROOM TWO
14' 4" x 20' 1" (4.38m x 6.14m)

BEDROOM THREE
13' 9" x 8' 2" (4.21m x 2.49m)



BEDROOM FOUR
9' 8" x 7' 6" (2.97m x 2.29m)

BEDROOM FIVE
9' 10" x 8' 5" (3.00m x 2.57m)

BATHROOM
11' 0" x 5' 8" (3.36m x 1.75m)

OUTSIDE

REAR GARDEN
Outside, Barnside House enjoys a private, landscaped rear garden that perfectly complements its semi-rural setting.

Designed for both relaxation and entertaining, the space features a spacious patio ideal for al fresco dining, a vibrant artificial lawn for year-round enjoyment, a timber-framed pergola and an excellent barbecue area residing at the foot of the plot overlooking the expansive fields beyond.

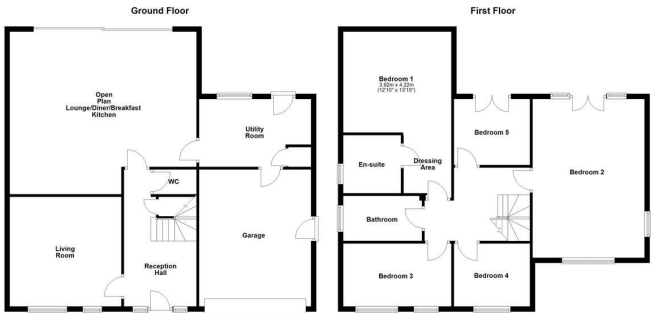
Thoughtfully arranged borders, gravel walkways, and bark-chipped beds provide structure and colour, creating a serene and inviting outdoor sanctuary.

GARAGE
16' 4" x 14' 5" (4.98m x 4.40m)

ANTI MONEY LAUNDERING
In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

TENURE
We have been advised that this property is freehold, however, prospective buyers are advised to verify the position with their solicitor / legal representative.

VIEWING
By prior appointment with Taylor Cole Estate Agents on the contact number provided.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements