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Hill Rise Chapel Lane, Barnoldby Le Beck



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When it comes to
property it must be


lovelle



£499,950



An immaculate four-bedroom detached house for sale on a raised corner plot in the sought-after village of Barnoldby le Beck, offering spacious, versatile living with a luxury Haagensens kitchen, ground-floor en-suite bedroom, large landscaped gardens, driveway and garage, all within easy reach of Waltham, Grimsby and surrounding countryside.

Key Features

- Imposing Property Set On A Raised Plot
- One Of A Kind - Must View Property
- Luxury Haagensens Kitchen With Bifold Doors
- Sought After Location
- Extensive Gardens, Driveway & Garage
- EPC rating C
- Four Double Bedrooms - Versatile Layout
- Tenure: FREEHOLD





Lovelle offer to market this immaculate four-bedroom detached house in the heart of the highly regarded village of Barnoldby le Beck, near Waltham. Set on a raised corner plot with generous surrounding gardens providing versatile accommodation suited to families and retirees seeking a well-appointed home in a sought-after village location.

Barnoldby le Beck is known for its green spaces, walking and cycling routes and attractive village character. The nearby Ship Inn pub offers a popular local venue for meals and socialising, while the surrounding countryside provides numerous footpaths and lanes for those who enjoy outdoor pursuits. Waltham is close by, providing everyday amenities, shops and cafes, with wider facilities available in Grimsby, including supermarkets, leisure centres and healthcare services.

The property is approached via a sizeable drive bordered by rendered boundary walls incorporating LED lighting, enhancing both appearance and practicality. The generous driveway offers ample parking and leads to the garage. The raised corner plot gives the house presence within the village setting and allows for particularly good garden space around the property.

An entrance porch opens into a notably spacious hall, finished with LVT flooring which continues through much of the ground floor. The hall itself is a key feature of the house, with a grand return staircase and floor-to-ceiling windows extending from ground to first floor. This striking design gives an impressive sense of height and light and sets the tone for the versatile, open-flow layout that follows.

Off the hall, the dedicated dining space features acoustic wall panelling and links smoothly to the lounge, reinforcing the property's adaptable layout for both everyday living and entertaining. The lounge is a spacious reception room with dual-aspect windows, perimeter LED lighting to the ceiling, sound-insulated walls and a striking media wall.

The kitchen is a standout feature, fitted by Haagensens and designed as a luxury contemporary space with a strong emphasis on entertaining. Modern units are complemented by granite worktops and a central island with breakfast bar seating. A comprehensive range of integrated appliances includes steam oven, conventional oven, microwave, warming drawer, dishwasher, full-height fridge and full-height freezer. There is a sink with Quooker boiling-water tap and a soap dispenser, together with a built-in hidden bar area to further support the kitchen's role as an entertaining hub. Underfloor heating provides comfort, while bi-fold doors open directly onto the landscaped rear garden and large composite decked area, creating a seamless indoor-outdoor connection ideal for gatherings and alfresco dining.

The ground floor also accommodates a versatile, spacious double bedroom with en-suite facilities. This room offers flexibility for use as a principal suite, guest suite or ground-floor bedroom for those requiring step-free accommodation. The en-suite bathroom is fitted with a large walk-in shower, his and hers sinks, modern tiling and WC, providing a well-equipped and contemporary washing space. There is also a cloakroom off the hall with a wc and sink.

On the first floor, there are three further double bedrooms. The first is a large double room with built-in wardrobes, providing ample storage and usable floor space. The second first-floor bedroom is also a double, while the fourth bedroom offers double proportions and additional built-in wardrobes. These rooms are served by a family bathroom on the first floor, fitted with a bath, separate shower, floating sink and WC, together forming a well-presented and practical suite.

The house benefits from double glazing and oil-fired central heating, contributing to comfort and efficiency. Throughout, the arrangement of rooms and circulation from hall to lounge, dining and kitchen creates an easy flow that can be adapted to a range of lifestyle requirements.

Outside, the gardens are a further highlight. The plot offers generous amounts of garden space, with a particularly well-landscaped rear section adjoining the kitchen. The composite decked area is designed with entertaining in mind, providing a generous, low-maintenance space for seating and outdoor dining. The combination of garden depth and layout gives the property notable presence and appeal within its plot.

In terms of connectivity, Barnoldby le Beck is well positioned for access to Grimsby and the wider region. Grimsby town centre and Grimsby Town railway station can typically be reached by car in around 10-15 minutes, offering rail services to destinations such as Manchester via major connecting hubs. Road links from the area provide straightforward access towards the A16 and onwards to Louth, as well as routes towards the Humber Bridge and the M180 for travel further afield. For everyday needs, Waltham is only a short drive away, with its range of local shops, cafes and services.

With its imposing presence on a raised corner plot, landscaped gardens, luxury Haagensens kitchen and versatile four-bedroom layout, this detached house in Barnoldby le Beck represents a distinctive and carefully finished home, well suited to both families and retirees looking for a property for sale in a prestigious village setting.

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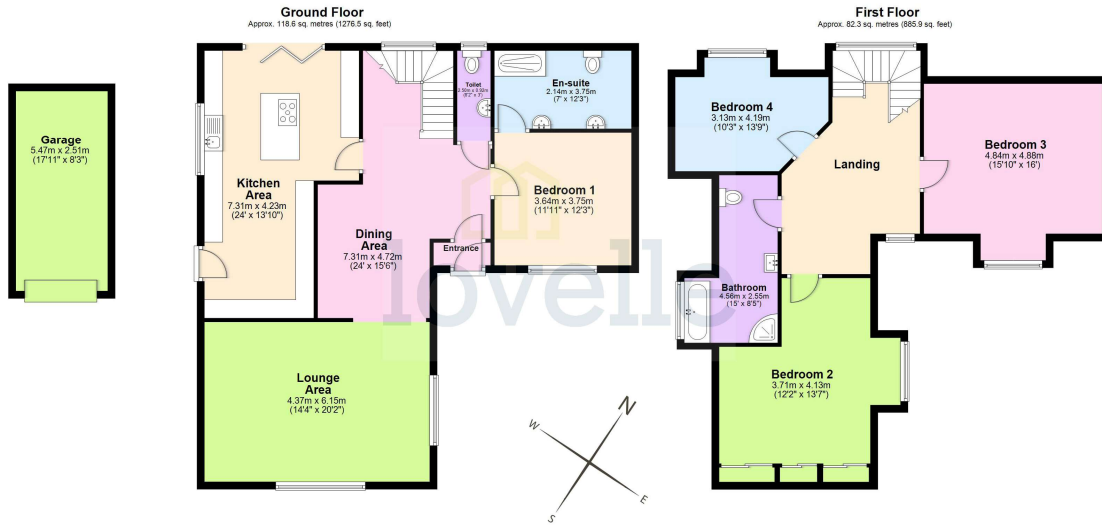
Mobile and broadband

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.









Total area: approx. 200.9 sq. metres (2162.3 sq. feet)

The provided floor plan is intended for general informational purposes only and may not accurately represent the exact dimensions, layout, or features of the property. The floor plan should not be relied upon for making decisions about purchasing, renting, or modifying the property. Actual measurements and features may vary. It is recommended that interested parties conduct a physical inspection of the property to verify the accuracy of the floor plan and obtain specific information about the property's condition, amenities, and any other relevant details.
Plan produced using PlanUp.



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