183 Carr Lane
Dronfield
S18 8XF
Saxton Mee

Dronfield Woodhouse Hall, 183 Carr Lane,
, Dronfield S18 8XF

Offers Around £1,250,000

An amazing opportunity to acquire Dronfield Woodhouse Hall which is a stunning five bedroomed Grade II* Listed Property with origins dating back to the mid 16th century.

Nestling within the conservation area of Dronfield Woodhouse this beautifully presented and superbly appointed spacious family home is complemented by a delightful large private walled garden with former additional kitchen garden. Possessing all the charm and character of the bygone era the property has been exceptionally well maintained by the existing owners to offer gas fired central heating along with recently installed "Steelyte" double glazed windows by historic specialists Touchstone . The sympathetically restored and presented accommodation extends to 3600 sq ft (excluding the double garage) and briefly comprises of a welcoming reception hall with cloakroom and WC beyond, magnificent bespoke Churchwood kitchen with pewter handles and Cosentino worksurfaces complemented by Fired Earth tiling. Gas fired Aga and further high quality integrated appliances, utility, inner hall with door providing access to the storage cellars, sitting room, large formal dining room with door to the garden, lounge with magnificent stone inglenook fireplace. The first floor can be approached via two staircases with one providing access to two double bedrooms, superb shower room and master suite plus adjoining dressing room with built in wardrobes and exceptional en-suite bath/shower room. The main staircase off the inner hall provides access to both the master suite and guest suite which also has an en-suite bathroom. Second floor with fifth bedroom and study/playroom or occasional bedroom.

Broad stone flagged drive with ample parking for numerous vehicles, double attached garaging, beautiful private gardens with extensive lawns, pond , mature hedging stone patio and mature beds. Former kitchen garden is ideal for children as a football/play area.

- Magnificent Grade II * Listed 16th Century Hall
- Conservation area
- Inglenook fireplaces, stone mullioned windows, pretty window seats
- Five/Six Bedrooms and Three Bathrooms
- Beautiful walled garden and grounds
- Historical and architectural interest
- Sympathetically presented with beautiful period features
- Churchwood kitchen with Cosentino worksurfaces
- Recently installed Steelite windows by historical specialists Touchstone
- EPC: Freehold

BRADWAY
TOTLEY BROOK
TOTLEY RISE
Bradway Rd
TOTLEY
Baslow Rd
Mickley Ln
Mickley
STUBLEY
Sheffield Rd
Holmley Ln
Green Ln
Dyche Ln
Dronfield
Lidgate
B6054
Holmesfield
Horsleygate
Cartledge
Cowley
Millthorpe
Unstone-Dronfield By-Pa
Google
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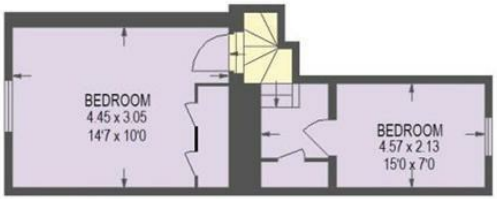
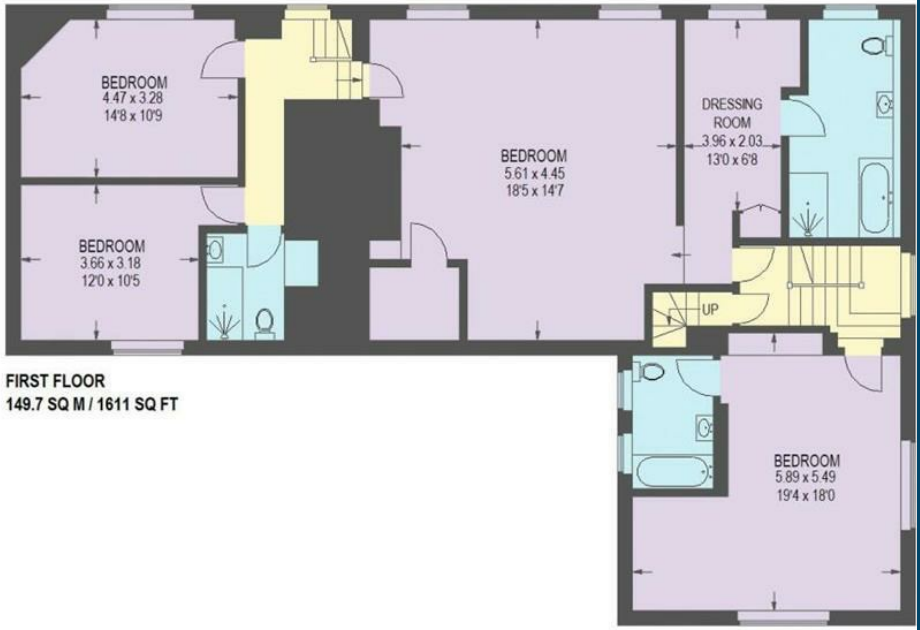
Dronfield Woodhouse Hall

APPROXIMATE GROSS INTERNAL AREA
334.2 SQ M / 3597 SQ FT
DOUBLE GARAGE = 32.7 SQ M / 352 SQ FT
TOTAL = 366.9 SQ M / 3949 SQ FT

GROUND FLOOR
157.0 SQ M / 1690 SQ FT



SECOND FLOOR
27.5 SQ M / 296 SQ FT



FIRST FLOOR
149.7 SQ M / 1611 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale.