



50 Swallow House Lane, Hayfield

£285,000 Freehold

NO VENDOR CHAIN • SPACIOUS FAMILY HOME • DESIRABLE HAYFIELD VILLAGE LOCATION • FAR REACHING COUNTRYSIDE VIEWS • THREE GENEROUS BEDROOMS • GROUND FLOOR W/C • BEAUTIFULLY MAINTAINED PRIVATE GARDENS • IDEAL FAMILY HOME • AMPLE STORAGE FACILITIES • FANTASTIC UPLIFT POTENTIAL



Offered to the market with no vendor chain, this spacious three bedroom terraced house is an ideal opportunity for families or those seeking a comfortable and versatile home in the highly desirable village of Hayfield.

The property enjoys far reaching countryside views and combines generous proportions with a practical layout, making it perfectly suited to modern family life.

Upon entering, you are greeted by a welcoming hallway that leads to a bright and airy living room, which is well proportioned and provides a relaxing space for every-day living.

The adjacent kitchen/dining offers ample room for family meals or entertaining guests,

A ground floor W/C adds to the convenience of the layout, ideal for busy households and shares the rear inner hallway with an excellent under stair storage cupboard.

Upstairs, there is a family bathroom and three generous bedrooms, each benefitting from excellent natural light and ample space for wardrobes and additional furniture.

Throughout the property, there is an abundance of storage facilities, ensuring that the home remains clutter free and organised. The house has been lovingly maintained and is presented in move in condition, yet it also offers fantastic uplift potential for those wishing to put their own stamp on the property or undertake future improvements.

The location within Hayfield village is particularly sought after, offering a peaceful setting with a strong community feel, and the property's position allows for impressive views across the surrounding countryside.

This is a rare opportunity to acquire a substantial family home in a prime location, with the added advantage of no onward chain to facilitate a smooth and speedy transaction.

Early viewing is highly recommended to fully appreciate the size, setting and potential of this attractive home.

Council Tax band: B

Tenure: Freehold



HALLWAY

External door, wall-mounted radiator, ceiling light, stairs to first floor, internal door to lounge and kitchen.

LOUNGE

17' 4" x 10' 7" (5.28m x 3.23m)

Spacious room with two front-facing uPVC windows offering far-reaching countryside views, wall-mounted radiator, ceiling light, wall-mounted electric fire, and internal door to kitchen diner.

KITCHEN/DINER

14' 1" x 7' 4" (4.29m x 2.24m)

Fitted with base units, contrasting work surfaces and splashback tiling, wall-mounted combination boiler, plumbing for washing machine, space for electric oven, two rear-facing uPVC windows with garden aspect, sink with mixer tap, wall-mounted radiator, ceiling light, and internal door to rear hallway.

INNER HALLWAY

Ceiling light, stable door to rear garden, internal door to under stair storage and ground floor WC.

GROUND FLOOR W/C

2' 5" x 3' 5" (0.74m x 1.04m)

Window to rear, ceiling light.





LANDING

Stairs from ground floor, rear-facing window, ceiling light, loft access, doors to first floor rooms.

MAIN BEDROOM

13' 6" x 10' 7" (4.12m x 3.23m)

Generous double with front-facing uPVC window and far-reaching countryside views, wall-mounted radiator, ceiling light, built-in closet, picture rail.

BEDROOM TWO

11' 2" x 7' 1" (3.40m x 2.16m)

Front-facing uPVC window, wall-mounted radiator, ceiling light, picture rail, two built-in closets.

BEDROOM THREE

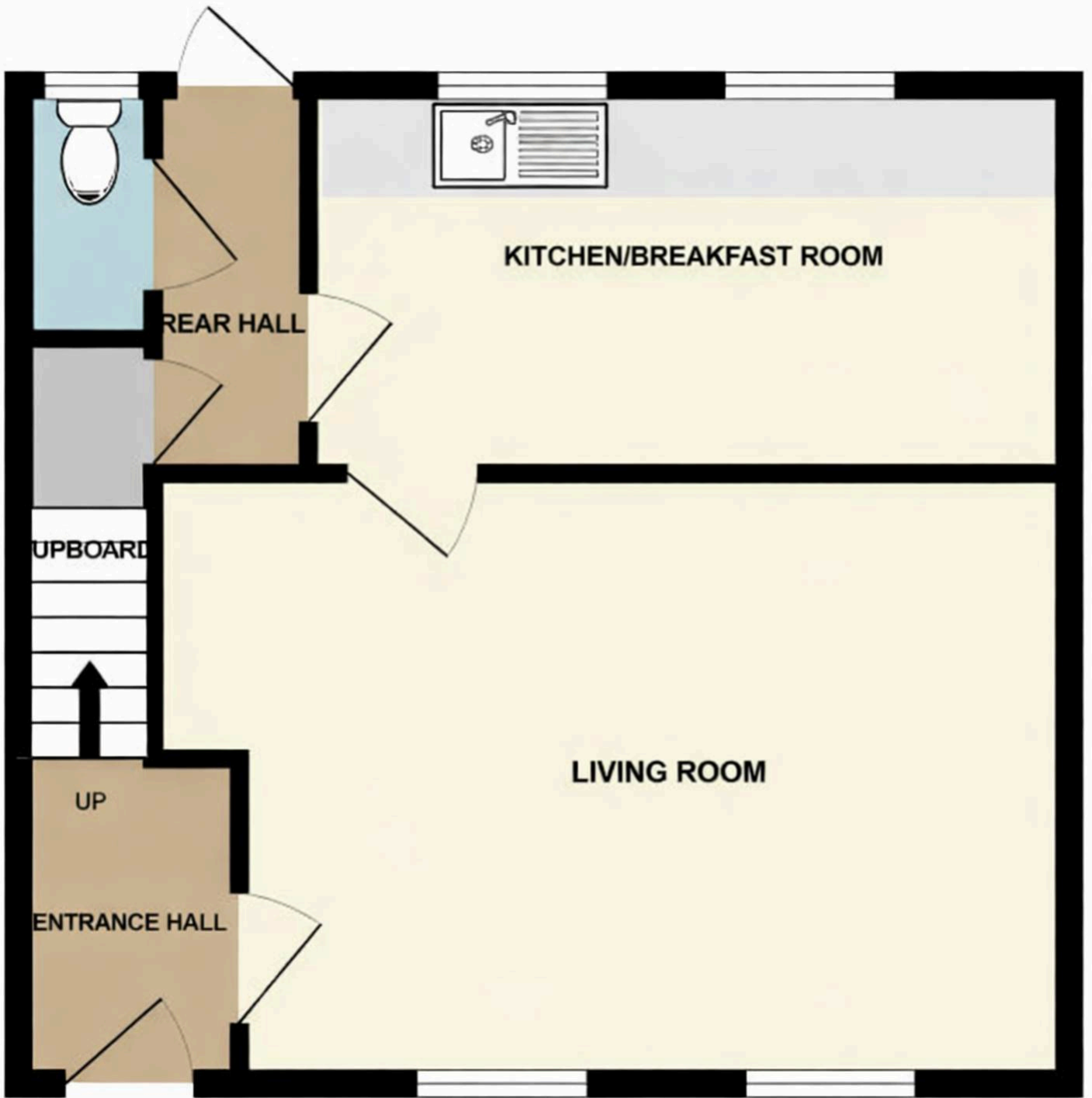
14' 1" x 7' 3" (4.29m x 2.21m)

Rear-facing uPVC window with garden aspect, wall-mounted radiator, ceiling light.



GARDEN

The property benefits from established and well cared for gardens to the front and rear with the rear in particular enjoying a lovely lawn and decked seating area with the option and neighbourly arrangement for parking a vehicle beyond



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