

DARRAS ROAD

Darras Hall | Ponteland

Darras Road

Darras Hall | Ponteland | Newcastle Upon Tyne | NE20 9PG

Impeccable Architect Designed Detached Home Boasting 7,700 Sq.ft of Luxury Accommodation Laid Out Over Three Floors!

Price Guide: Offers in the Region Of £2.35 Million

Newcastle International Airport 2.3 miles, Newcastle City Centre 9.1 miles, Morpeth 11.4 miles (all distances are approximate)

- Separate detached leisure wing with new swimming pool and sauna
- Finished to an immaculate standard throughout
- Offering substantial accommodation over three floors
- A stunning family home enjoying a prime position on Darras Road

rare! From Sanderson Young

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This stunning family home enjoys a prime position on Darras Road and boasts five/six bedrooms, five bathrooms, four/five reception rooms, a stunning open plan kitchen, dining & living room, laundry room, double garage, detached leisure suite, gated off street parking and beautiful landscaped gardens.

The property, which was originally constructed in 2012, has been significantly upgraded and enhanced in more recent years to now offer one of the finest luxury mansions within the Darras Hall estate.

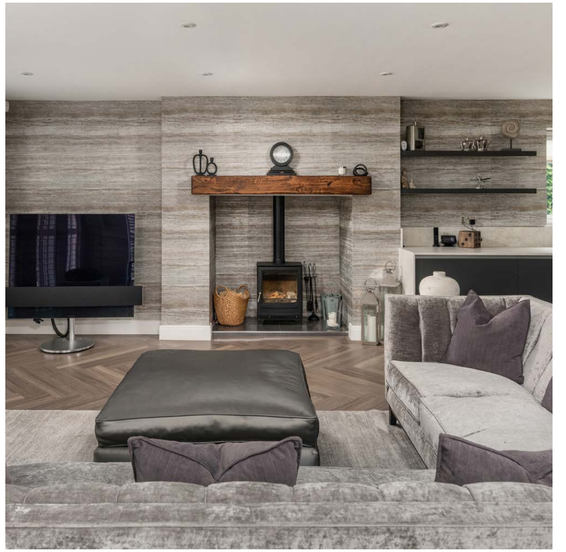
Darras Road is highly regarded as one of the finest residential locations within Darras Hall. Darras Hall is positioned on the outskirts of the delightful and historic village of Ponteland, with its medieval church and village green. The village offers a good range of local amenities, including a Waitrose and newsagents, friendly public houses and cafes, trendy wine bars and bistros, local shops and boutiques, restaurants critically acclaimed for their cuisine, a leisure centre and a variety of sports clubs. There is also a good choice of schools for all ages.











Immaculately presented throughout, the internal accommodation comprises: Spacious entrance hallway with bespoke feature staircase leading up to the first floor | Home study fitted with custom fitted cabinetry | Versatile reception space currently being utilised as a workshop | Impressive dining room with feature gas fireplace | Formal sitting room, positioned to the rear, and offering views over the gardens | Excellent open plan kitchen, dining & living room with dual aspect views onto the gardens and log burning stove. The refitted kitchen is highly impressive and enjoys a range of modern cabinetry & worktops, integrated appliances throughout and a large central island with breakfast bar | Boot room | Cloaks | Ground floor WC | Lift leading to all floors | Double garage with electric up and over door.





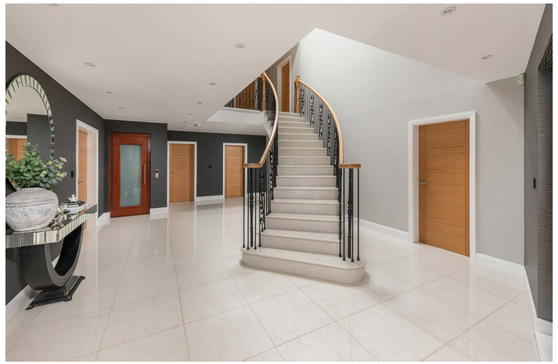


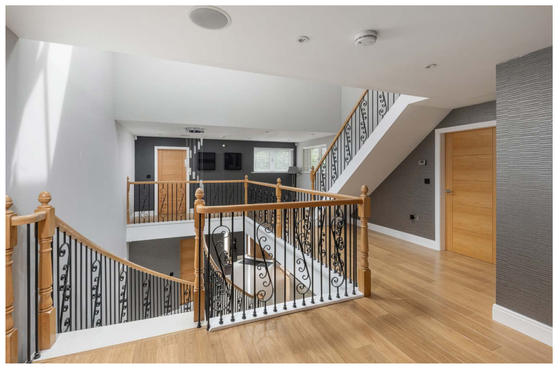




The staircase then leads up to the first floor galleried landing and onto four suites | The principal bedroom is located to the rear of the property and is accessed through a large dressing room with a range of bespoke fitted storage. The principal bedroom is a large double room with private access onto a balcony overlooking the gardens | Refitted ensuite bathroom with contemporary four piece suite | Bedroom two is a further substantial double room, with separate dressing room and ensuite bathroom with four piece suite | Bedrooms three and four are comfortable double rooms with fitted wardrobes and ensuite facilities | Laundry room.

The staircase then continues up to the second floor and onto a fifth double bedroom with Jack & Jill ensuite shower room | Cinema room/Bedroom six.











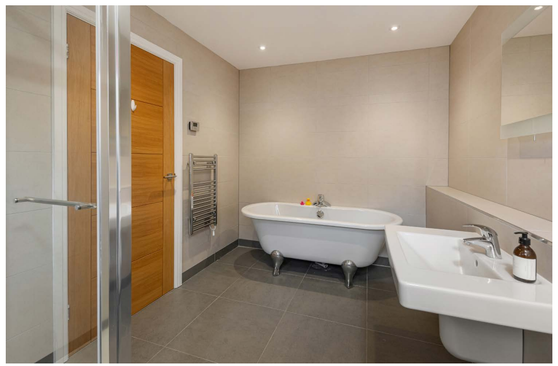






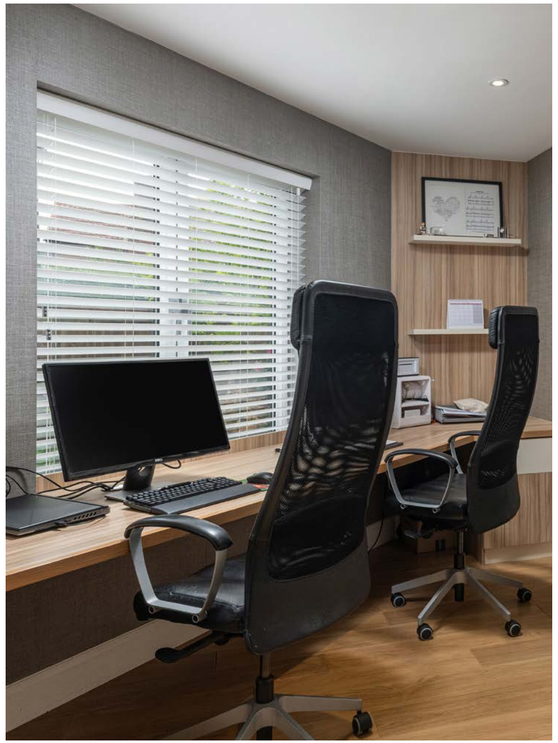








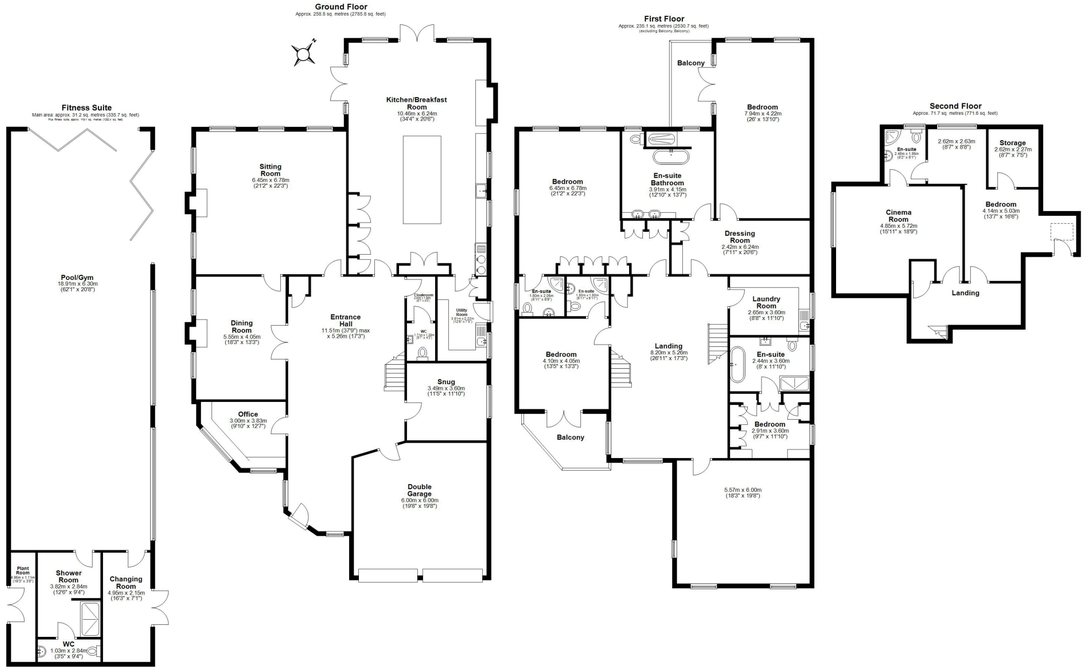












Main area: Approx. 596.8 sq. metres (6423.7 sq. feet)
Plus fitness suite, approx. 31.2 sq. metres (335.7 sq. feet)
84 Darras Road, Darras Hall



Detached from the main residence is a significant leisure wing with glazed bifold doors | The leisure wing is currently being utilised as a home gymnasium and newly installed swimming pool, benefitting from new tiling, an upgraded filtration system and new ventilation | Sauna | Shower room WC.







Externally, the property is approached via a discreet pillared entrance with electronic gates leading to a block paved driveway for secure parking for several vehicles | To the rear is a sunken paved patio terrace with BBQ area, ideal for entertaining in the warmer months | The rear gardens have been cleverly landscaped to various paved terraces and artificial turf to offer low maintenance | Fully insulated home bar with electric.

Presented to an immaculate standard throughout in one of the North East's finest addresses, early viewings are strongly encouraged to truly appreciate the size quality of accommodation on offer at this unique residence!

Services: Mains electric, gas, water and drainage | Tenure: Freehold
Council Tax: Band H | Energy Performance Certificate: Rating C





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