



The Farmhouse, Hard Meadow, Hockley Lane, Ashover, S45 0ES

# The Farmhouse, Hard

## Ashover, \$45 OES

### Description

Nestled in the picturesque village of Ashover, Hard Meadow is a remarkable semi-detached house that beautifully marries history with modern living. Originally built in 1744 as an 18th Century Coaching Inn, this stunning five-bedroom, three-bathroom property has been meticulously refurbished to retain its charming character while offering contemporary comforts.

As you enter, you are greeted by an impressive front porch that leads into the hallway and round to a delightful open-plan kitchen and dining area. This space is truly the heart of the home, featuring a bespoke kitchen with a large central island, wooden shaker-style units, solid wood worktops, and travertine tiled flooring. The character continues throughout the ground floor, where exposed stone walls, beams, and wooden shutters create a warm and inviting atmosphere. The cosy front living room, complete with an exposed stone wall, is perfect for relaxation, while a cleverly designed office/study area offers a private space for work or study. A further reception room with log burner and a spacious downstairs bedroom with a feature fireplace further enhance the home's appeal, alongside a contemporary cloakroom.

Upstairs, you will find four generously sized bedrooms, each beautifully finished and featuring charming details such as wooden window seats and exposed beams. The master bedroom boasts a luxurious en-suite with a rainfall shower, ensuring comfort and convenience for all. A modern family bathroom with brick effect tiling and gloss black fixtures completes this level.

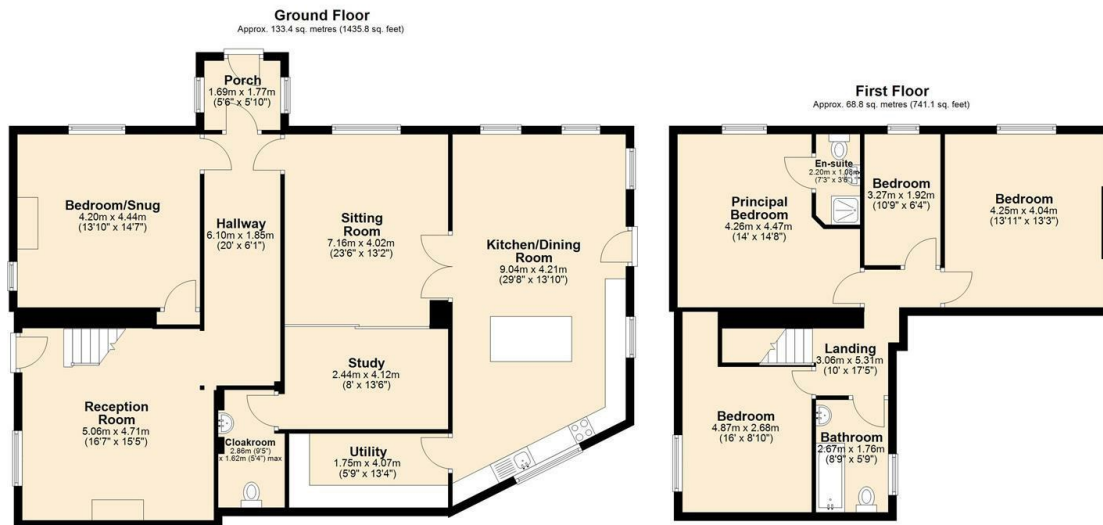
Externally, the property is equally impressive, with a front walled garden primarily laid to lawn and various outdoor entertaining spaces, including a terrace with a wooden pergola ideal for al fresco dining. A private garden to the side offers a perfect retreat, potentially for a hot tub. The property also benefits from off-street parking for two vehicles, complete with an EV charger.

With excellent transport links to the Peak District, Chesterfield, and South Yorkshire, this exceptional home offers a unique opportunity to enjoy both the tranquillity of village life and the convenience of modern amenities. Hard Meadow is not just a house; it is a place where history and comfort come together to create a truly special living experience.

- GUIDE PRICE £700,000 to £750,000
- Beautiful open plan kitchen/diner with island and solid wood worktops
- Useful separate utility room, as well as downstairs W/C
- Character features galore including beams, stone feature walls and more!
- Master suite with log burner to the ground floor
- Four upstairs bedrooms with en-suite and master bathroom
- Large front garden, as well as extensive terrace with pergola
- Off street parking for three vehicles
- Near to the Peak District and with great transport links
- Oozes period charm throughout with a contemporary twist







Total area: approx. 202.2 sq. metres (2176.9 sq. feet)



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