



Brandsburton Hall, Redwood Drive, Brandsburton

YO25 8UJ

Price £425,000



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Brandsburton Hall, Redwood Drive, Brandsburton

DESCRIPTION

A truly exceptional two-bedroom duplex apartment forming part of the expertly converted Brandesburton Hall, offering approximately 3,164 sq ft of beautifully presented accommodation, a private terrace, three allocated parking spaces and access to around 4.5 acres of landscaped communal grounds.

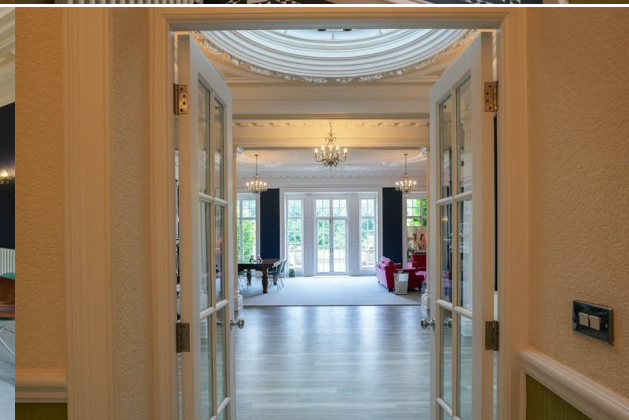
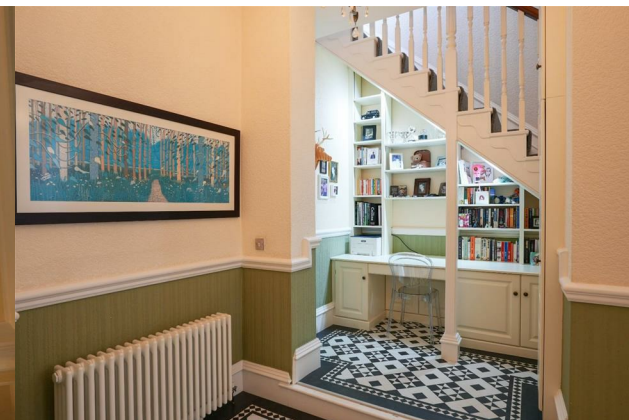
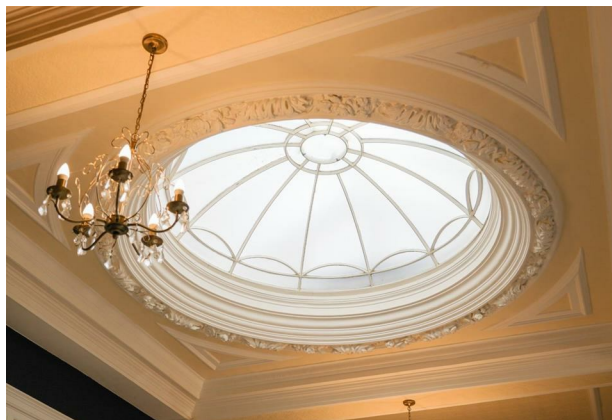
The centrepiece is the former ballroom, now an extraordinary reception and entertaining space measuring approximately 40 ft by 32 ft. Ornate coving, central columns, a magnificent domed ceiling light, twin fireplaces, full-height windows and French doors create a room of genuine grandeur, opening directly onto the private terrace and overlooking the gardens.

Arranged over two floors, the accommodation begins with an impressive private entrance hall incorporating a fitted study area, extensive storage and a cloakroom. The bespoke breakfast kitchen features painted solid-wood cabinetry, granite work surfaces, a central island, Belfast sink, Rangemaster cooker, wine cooler and integrated appliances, with a separate utility room.

Upstairs are two generous double bedrooms, both enjoying views across the grounds, fitted wardrobes and private en-suites. The principal bedroom is particularly spacious and is served by a four-piece bathroom with roll-top bath and separate shower.

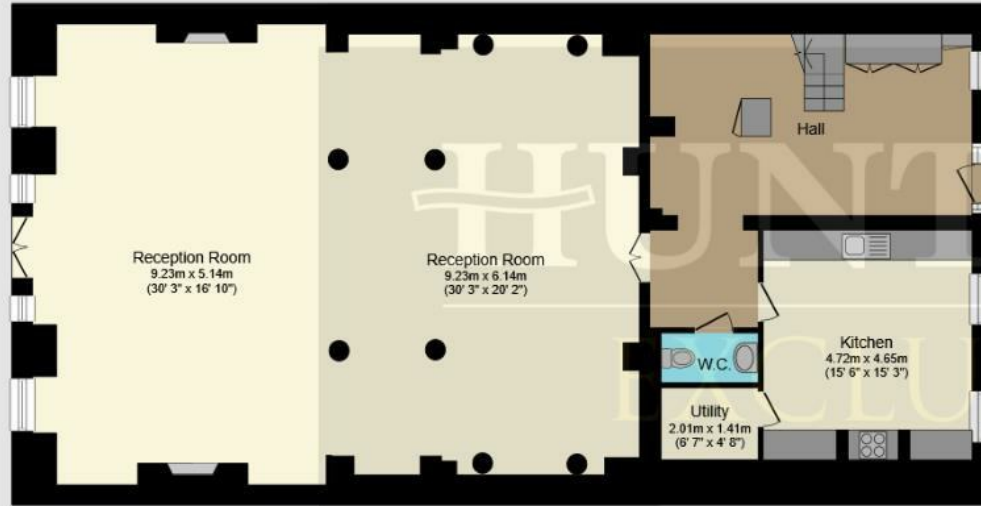
The current owners have undertaken a significant programme of refurbishment and improvement, including two new log burners, relining both chimneys, a new boiler and water tank, new entrance hall flooring, relaying the flat roof and adding a private storage shed. The apartment has also been impeccably styled to complement its scale and character.

Outside, the private terrace is ideal for dining and entertaining, while residents enjoy around 4.5 acres of beautifully maintained communal gardens. This is a rare opportunity to acquire one of Brandesburton Hall's most distinctive homes.

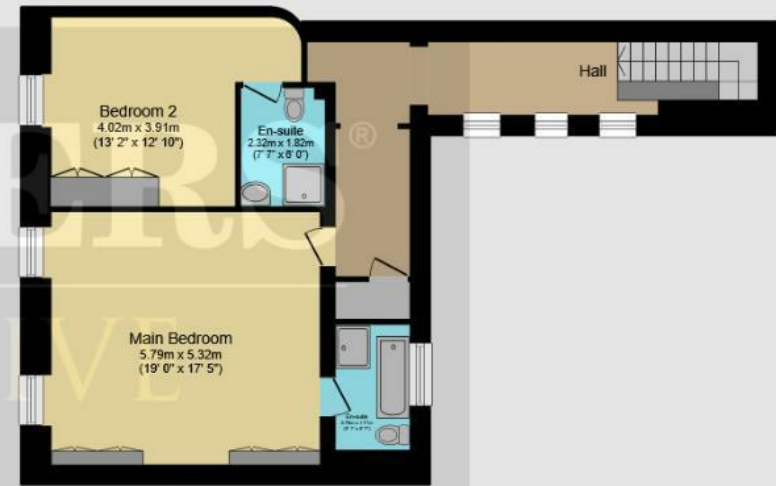








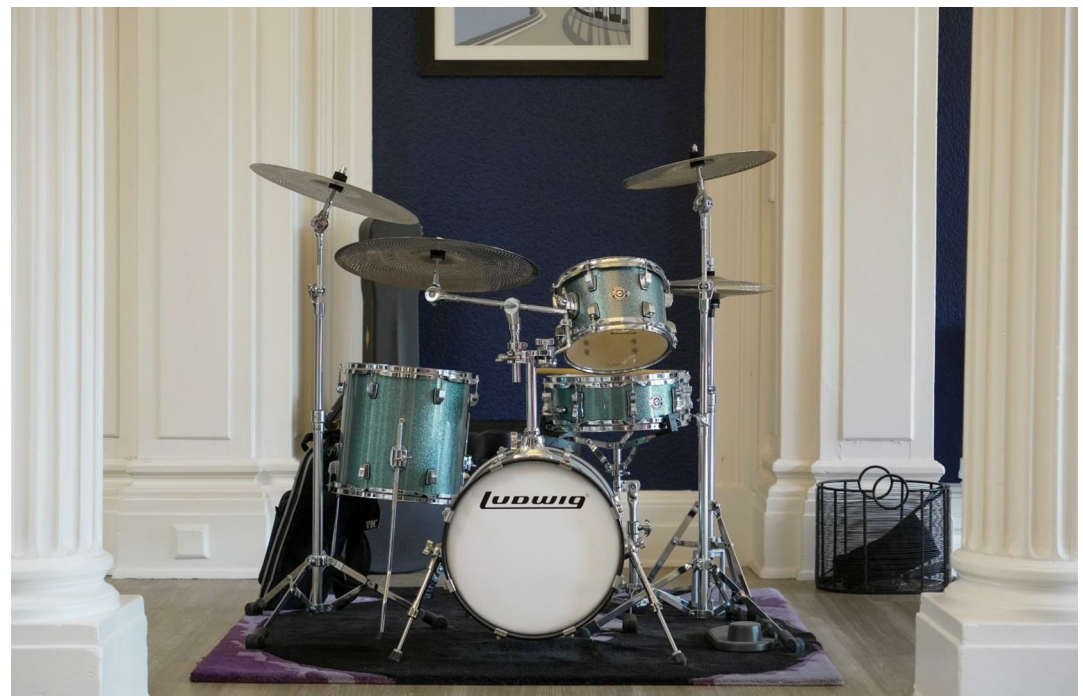
Ground Floor

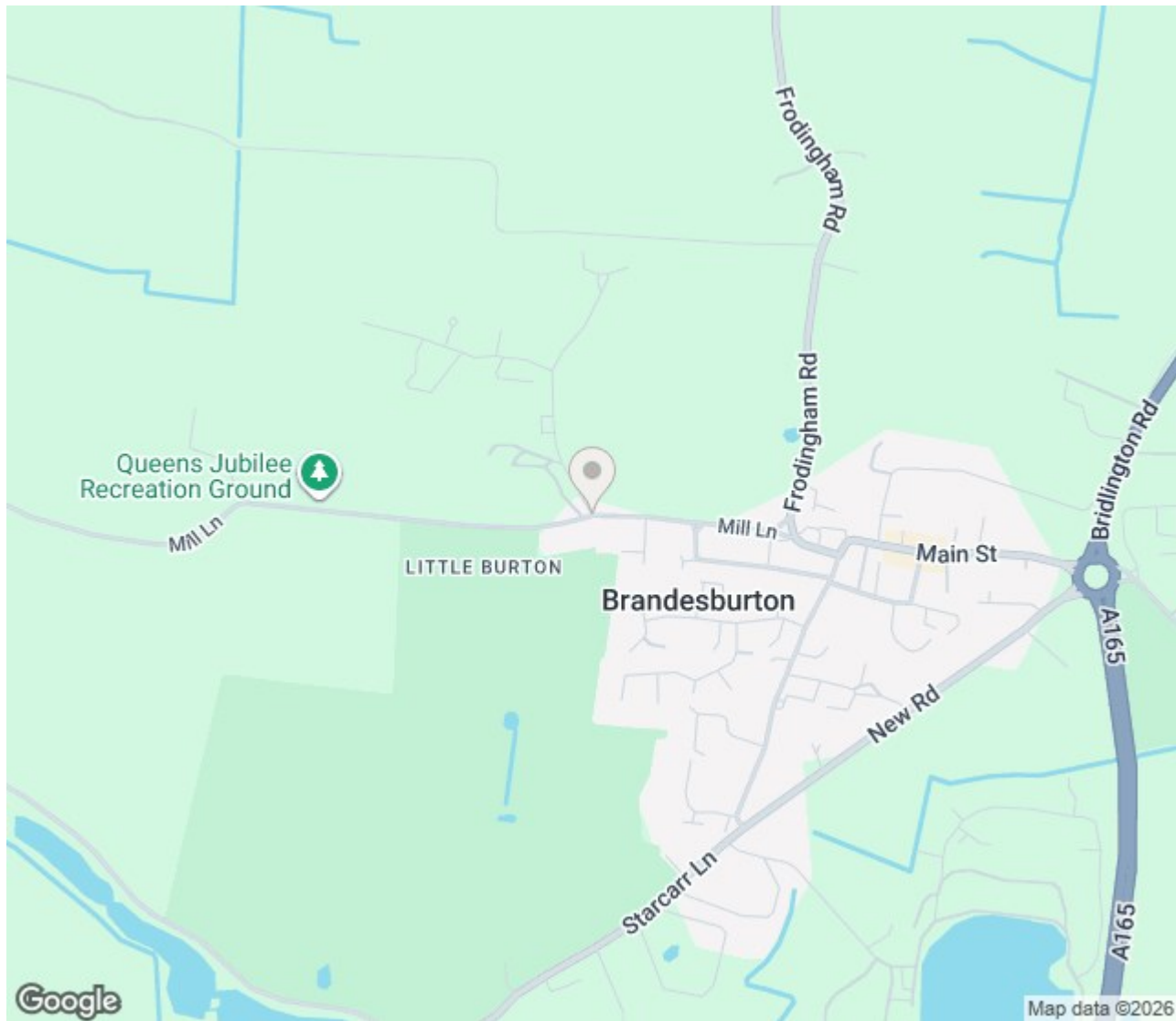


First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io







ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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27 Quay Road, Bridlington, YO15 2AR | 01262 674252 | bridlington@hunters.com

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