

A SUBSTANTIAL AND BEAUTIFULLY EXTENDED SIX/SEVEN-BEDROOM DETACHED FAMILY RESIDENCE, OCCUPYING A PRIME POSITION WITHIN THE HIGHLY DESIRABLE DERBYSHIRE VILLAGE OF RISLEY

Property Description

An exceptional family home of impressive proportions, offering an outstanding blend of space, versatility and contemporary living across three floors. This remarkable extended detached residence presents a rare opportunity to acquire a substantial and highly individual family home, thoughtfully designed to accommodate the demands of modern family life whilst retaining an inviting sense of warmth and comfort throughout. Having been extensively and sympathetically extended, the property has been carefully configured to maximise both space and functionality. Every element of the design has been considered to create a home that is as practical for everyday family life as it is impressive when entertaining.

The scale of the accommodation is immediately striking. Arranged over three floors, the property offers six/seven bedrooms together with an exceptional degree of flexibility, making it perfectly suited to a large or growing family. The extensive accommodation provides ample space for guests, home working, hobbies, relaxation and entertaining, whilst allowing individual rooms to be adapted to suit the changing needs of modern family life.

A WONDERFULLY VERSATILE GROUND FLOOR

A particular highlight is the beautifully arranged ground floor, where generous proportions and an emphasis on modern family living come together seamlessly.

At the heart of the home is an impressive open-plan kitchen, dining and living environment, providing a superb setting for both everyday family life and entertaining. The open-plan arrangement creates a wonderful sense of space and connectivity, allowing the kitchen to become a natural hub of the home, whilst the adjoining dining area provides an elegant space for family meals and entertaining guests. Complementing this is a separate snug, offering a more intimate and relaxed environment - perfect for quiet evenings, family movie nights or simply retreating from the main living space.

The property also benefits from a ground-floor bedroom, adding an exceptional degree of flexibility. This room could equally lend itself to use as a further reception room, home office, playroom or guest accommodation, depending upon the requirements of the new owners.

IMPRESSIVE FIRST-FLOOR ACCOMMODATION

The first floor continues to impress, with generous bedrooms and carefully considered accommodation providing an excellent balance of privacy and family living. The principal bedroom suite provides a particularly



luxurious retreat, complemented by a large en-suite bathroom featuring a four-piece suite. Generously proportioned and thoughtfully arranged, the principal suite offers a wonderful sense of privacy and comfort, creating a peaceful sanctuary away from the main family areas. Further bedrooms on this level provide excellent flexibility for family members and guests, with the generous proportions allowing each room to be furnished and utilised according to individual requirements.

A FURTHER LEVEL OF LIVING

Adding an entirely unexpected dimension to this exceptional home is a second staircase leading to the loft accommodation, where two further versatile rooms have been created. One of these rooms is currently utilised as a dedicated home office, providing an ideal environment for those seeking a quiet and separate workspace away from the main living accommodation. The second loft room offers further flexibility and could be utilised as a bedroom, studio, hobby room, games room, dressing room or additional living space, subject to any necessary permissions and requirements. This additional level is a particularly impressive feature and further demonstrates the considerable amount of accommodation and versatility that this unique property has to offer.

EXCEPTIONAL OUTDOOR AND PARKING PROVISION

Externally, the property continues to impress, with ample private driveway parking for multiple vehicles, providing a rare and highly practical advantage for a substantial family home.

A garage provides valuable additional parking and storage, whilst the surrounding outdoor space offers an excellent setting for enjoying the property throughout the warmer months. A particular feature is the summer house, complete with power, offering a wonderfully versatile additional space away from the main house. Whether utilised as a home office, studio, gym, hobby room or peaceful retreat, it provides an exciting opportunity to create a dedicated space tailored entirely to the needs of the new owners.

A HOME DESIGNED AROUND FAMILY LIFE

With its impressive proportions, exceptional versatility and wealth of additional spaces, this is a home that can evolve effortlessly with its occupants. From busy family mornings and relaxed evenings to entertaining friends and relatives, the property provides an enviable canvas upon which to create a truly individual lifestyle.

The location further enhances the appeal. Risley is a sought-after Derbyshire village, offering a desirable combination of rural charm and accessibility, surrounded by attractive countryside whilst remaining conveniently positioned for a range of local amenities, commuter routes and nearby towns. Properties offering this level of accommodation, flexibility, parking and additional space rarely come to the market. This outstanding residence represents a particularly exciting opportunity for discerning purchasers seeking a substantial family home with genuine individuality and considerable versatility.

