



Mayswood Road, Wootton Waven

Henley-in-Arden, B95 6AX

Jeremy
McGinn & Co 

Available at
Offers Over £700,000



An exceptional detached bungalow occupying a generous plot of approximately half an acre within the highly sought-after village of Wootton Wawen, offering a unique blend of contemporary design and versatile single-storey living accommodation.

Originally a traditional bungalow, the property has been comprehensively remodelled and significantly extended to create a stunning fusion of the original building's charm with the clean lines and open spaces of a modern home. The result is a stylish and comfortable home perfectly suited to modern family life, enjoying the benefits of LPG central heating and double glazing throughout.

The accommodation is entered via an enclosed porch leading into a welcoming reception hall, which also serves as a cosy snug, complete with a fitted log burner, creating an inviting focal point. Beyond lies the true heart of the home – a spectacular open-plan living, dining and kitchen space of impressive proportions. Flooded with natural light, this superb room features a comprehensive range of fitted units, integrated appliances and ample space for both entertaining and everyday living. Three sets of French doors open directly onto the gardens, creating a seamless connection between the indoor and outdoor spaces.

Complimenting the kitchen is a practical utility room together with a guest cloakroom/WC.

The bedroom accommodation is equally impressive, comprising a generous principal bedroom with en-suite bathroom, two further double bedrooms, a fourth bedroom which would also make an ideal study or home office, and a well-appointed family bathroom.





Tax Band: D

Council: Stratford on Avon District Council

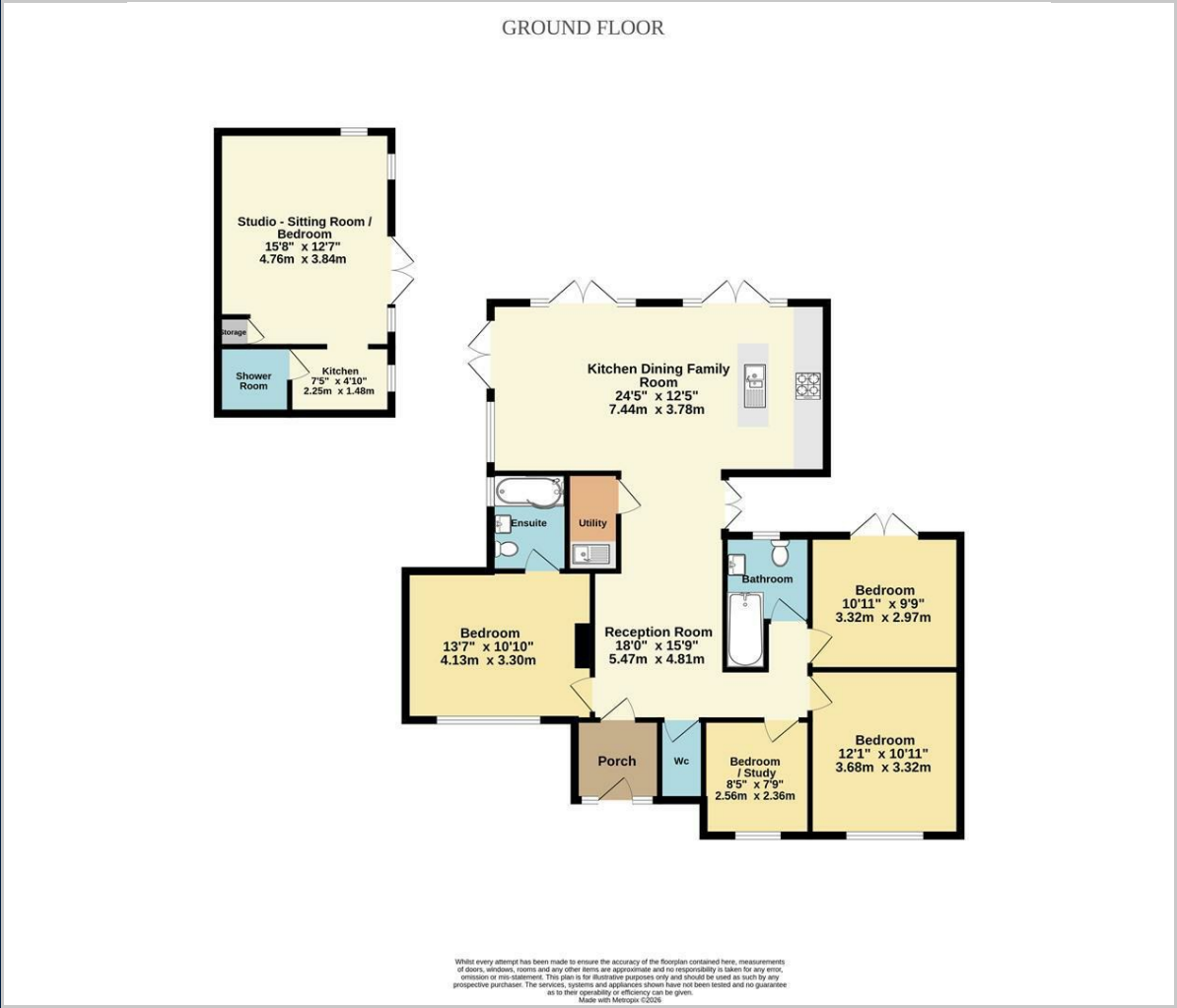
Tenure: Freehold

To the front of the property, a substantial driveway provides ample off-road parking for numerous vehicles. However, it is the delightful rear gardens that are undoubtedly a standout feature. Extending to approximately half an acre, the mature grounds provide an attractive and private setting with extensive lawns, established planting and plenty of space for outdoor entertaining and family enjoyment.

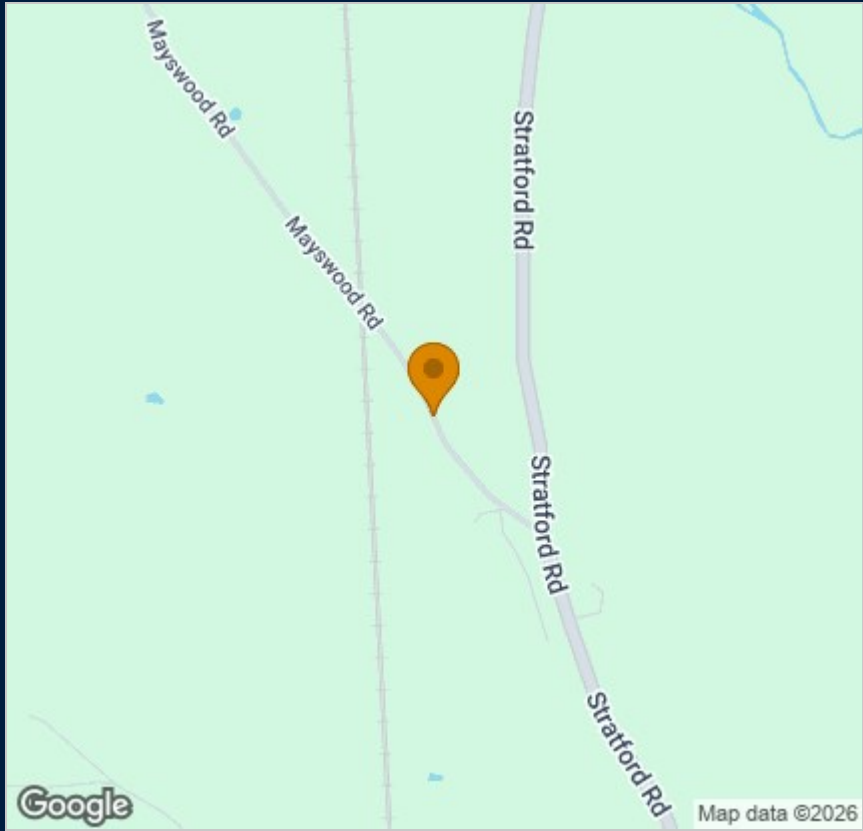
Adding further appeal is the superb detached garden studio, fully insulated and offering exceptional versatility. Ideal as guest accommodation, a home office, gym or creative workspace, the studio incorporates a lounge/bedroom area, kitchenette and shower room, creating a self-contained space perfectly suited to a variety of uses.

This is a rare opportunity to acquire a beautifully reimagined village home offering generous accommodation, outstanding gardens and highly flexible living space in one of Warwickshire's most desirable locations.

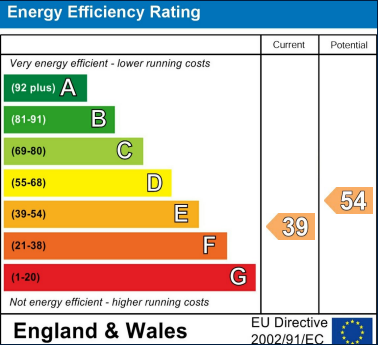
Floor Plan



Map



Energy Performance



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