

MALLINSON
& CO

INNOVATIVE PROPERTY EXPERTS

Elmhirst Lane, Silkstone, Barnsley, S75 4LD £1,495,000

£1,495,000

5 4 3







- EXCEPTIONAL DETACHED COUNTRY RESIDENCE
- SEPARATE NEWLY BUILT TWO-BEDROOM ANNEX
- THREE PRINCIPAL BEDROOMS IN MAIN HOUSE
- FOURTH-BEDROOM POTENTIAL
- THREE EN-SUITE FACILITIES
- OUTSTANDING OPEN-PLAN KITCHEN & LIVING SPACE
- BESPOKE TWO-BEDROOM ANNEX WITH BALCONY
- HOME GYM & OFFICE SPACE
- OFF STREET PARKING
- BEAUTIFUL WOODLAND & COUNTRYSIDE SETTING



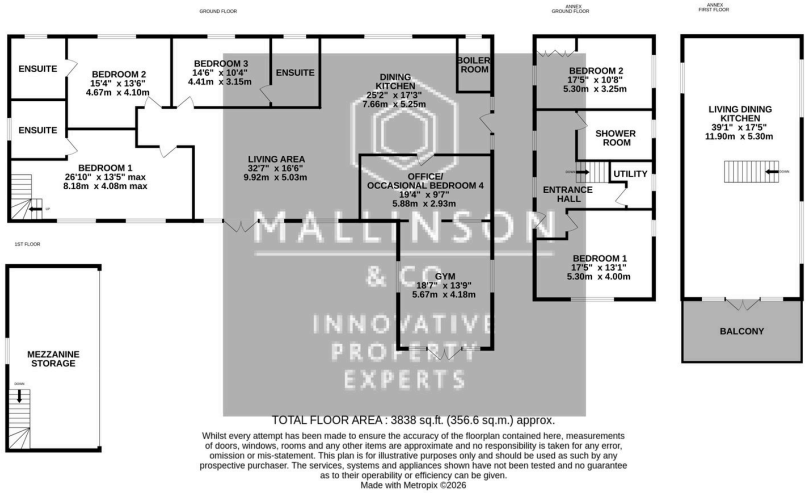






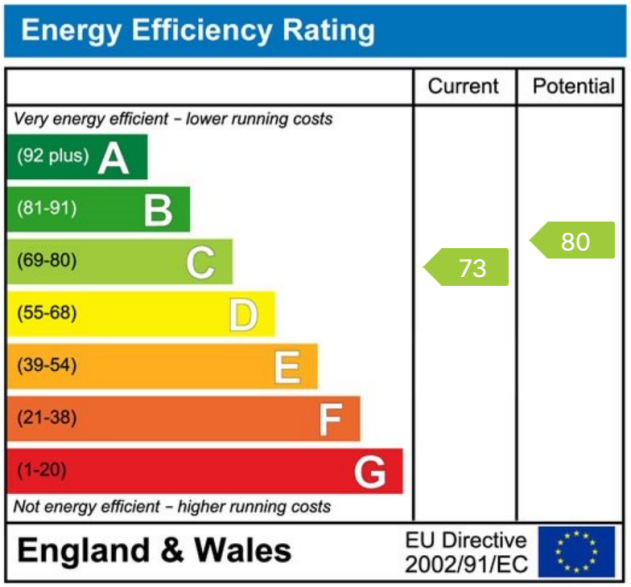
SIMPLY EXCEPTIONAL! ... SET WITHIN AN IMPRESSIVE POSITION, IN THE HIGHLY REGARDED VILLAGE OF SILKSTONE, WOODLAND VIEW IS AN EXCEPTIONAL AND HIGHLY INDIVIDUAL DETACHED RESIDENCE, COMBINING A BEAUTIFULLY APPOINTED MAIN HOUSE WITH A SEPARATE, NEWLY BUILT TWO-BEDROOM ANNEX. THE MAIN RESIDENCE OFFERS THREE PRINCIPAL BEDROOMS, EACH WITH ITS OWN EN-SUITE, CENTRED AROUND AN OUTSTANDING OPEN-PLAN KITCHEN AND LIVING SPACE. THE NEWLY BUILT SEPARATE ANNEX, DESIGNED IN A STRIKING BARN-CONVERSION STYLE, PROVIDES TWO GENEROUS DOUBLE BEDROOMS, A BATHROOM, UTILITY FACILITIES AND AN EXCEPTIONAL FIRST-FLOOR OPEN-PLAN LIVING KITCHEN AND ELEVATED BALCONY, ENJOYING BEAUTIFUL SURROUNDING COUNTRYSIDE VIEWS. THE COMBINED ACCOMMODATION OFFERS EXCEPTIONAL VERSATILITY AND WOULD SUIT A WIDE RANGE OF PURCHASERS SEEKING A SUBSTANTIAL





TOTAL FLOOR AREA : 3838 sq.ft. (356.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026



INNOVATIVE PROPERTY EXPERTS

Mallinson & Co
Office: 01226 414 150
Email: ben@mallinsonandco.co.uk
Web: www.mallinsonandco.co.uk
Suite 6, Penistone 1, St. Mary's Street, Penistone, S36 6DT