



Granary Barn Main Street, Woodnewton Peterborough
£700,000 - £750,000 Freehold

**Sharman
Quinney**

Key Features



- Barn conversion
- Sought after village location
- Large garden
- Three reception rooms
- Five bedroom

This stunning barn conversion welcomes you via a spacious entrance hall, leading to a magnificent lounge focussed around a striking inglenook fireplace, creating a warm and inviting space to relax whilst enjoying views over the generous rear garden.

The heart of the home is undoubtedly the expansive kitchen/dining room, providing the perfect setting for both everyday living and entertaining. Flowing seamlessly into the games room, this sociable layout offers an abundance of space for family gatherings and special occasions alike. Further ground floor accommodation includes a study, ideal for home working, along with a practical utility room and separate W.C. To the first floor, a spacious landing provides access to five well-proportioned bedrooms and a



beautifully appointed four-piece family bathroom, offering comfort and flexibility for growing families.

Externally, the property continues to impress with a substantial rear garden, providing a wonderful space for outdoor entertaining or simply enjoying the peaceful village surroundings. To the front, a double-width driveway offers ample off-road parking.

Lounge (19' 58" x 13' 05") 5.97m x 3.98m

Study (11' 38" x 9' 61") 3.47m x 2.93m

Kitchen/Dining area (22' 21" x 14' 69") 6.77m x 4.48m

Utility room (10' 30" x 8' 92") 3.14m x 2.72m

Reception room/Games room (16' 33" x 14' 66") 4.98m x 4.47m

Bedroom one (26' 64" x 16' 33") 8.12m x 4.98m

Bedroom two (14' 33" x 9' 44") 4.37m x 2.88m

Bedroom three (13' 58" x 13' 09") 4.14m x 3.99m

Bedroom four (12' 69" x 9' 44") 3.87m x 2.88m

Bedroom five (12' 59" x 6' 59") 3.84m x 2.01m





Ground Floor

First Floor

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