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Hornbeam Drive, Healing



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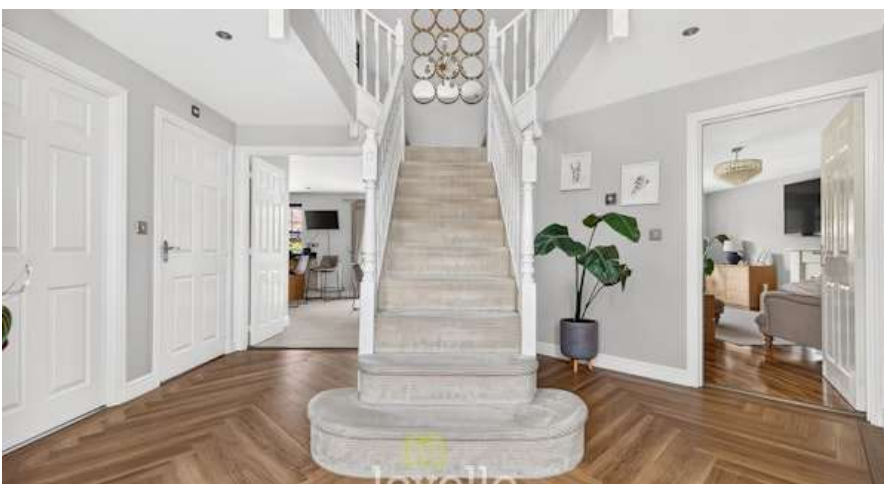
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When it comes to
property it must be


lovelle



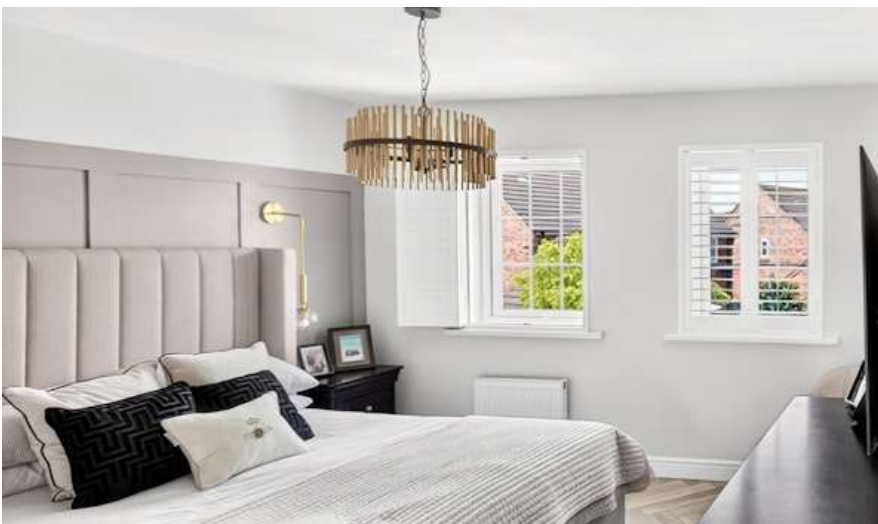
£475,000



An immaculate, magazine-worthy five-bedroom detached family home (built 2011) in the sought-after village of Healing near Grimsby, offering three reception rooms, a stunning open-plan kitchen diner, luxurious principal suite, multiple modern bathrooms, double garage and landscaped garden with outdoor kitchen area, all within easy reach of good schools, transport links and local amenities.

Key Features

- Substantial five-bedroom detached family home
- Sought-after Healing village location
- Three versatile reception rooms
- Luxury principal suite with dressing area
- Landscaped garden with outdoor kitchen area
- Double garage and ample driveway parking
- EPC rating C
- Tenure: Freehold





Lovelle offer to market this substantial five-bedroom detached house, built in 2011, in the sought-after village of Healing. Imposing from the roadside and designed with family living in mind, it combines generous internal accommodation with well-planned outdoor space, including a landscaped garden, double garage and driveway.

On arrival, a grand entrance hall offers the 'wow factor' and immediately sets the tone. The hall features herringbone flooring and a striking T-shaped return staircase rising to the first-floor landing. Off the hall is a cloakroom with WC and sink, providing practical convenience for residents and visitors alike. The first-floor landing is equally spacious, reinforcing the sense of scale throughout the property.

The ground floor offers three reception rooms, allowing for flexible use of space. The main lounge is spacious and stylishly presented, with French doors opening onto the garden, creating a natural flow between indoor and outdoor areas. A formal dining room with double windows to the front provides an ideal setting for family meals or entertaining. In addition, a snug/music room, also with double front-facing windows, offers a versatile reception space that could be used as a playroom, home office, or quiet retreat.

The open-plan kitchen diner forms the heart of the home. Finished with an oak-effect kitchen and granite worktops, it includes a breakfast bar with seating, offering an informal dining or social area. The specification includes an oven, 5-ring gas hob, extractor hood, integrated fridge and dishwasher, plus a sink set into the worktop. A separate utility room provides an additional sink and space for a washer and dryer, helping to keep laundry and household tasks neatly contained. Doors from the kitchen diner open directly onto the garden, ideal for everyday family use as well as for hosting guests.

Upstairs, the bedroom accommodation is particularly well appointed. Bedroom one features a panelled wall, shutter blinds and herringbone flooring, giving a coherent, high-quality finish. There is a dedicated dressing area with fitted wardrobes and drawers, providing extensive storage, together with an en-suite bathroom. The en-suite has a spa-like feel, incorporating a stone freestanding bath, his and hers floating vanity sinks, a walk-in double shower with rainfall shower head, and marble tiles.

Bedroom two is a double room with built-in wardrobes and also has its own en-suite, comprising shower, sink and WC. Bedroom three is also a double, with built-in wardrobes and panelled walls. Bedrooms four and five are both generous rooms, offering flexible options for family members, guests, or home working.

The family bathroom serves the remaining bedrooms and includes tongue and groove panelling, a bath and separate shower, WC and a sink with vanity unit, providing a practical and comfortable facility for daily use.

The house benefits from uPVC double glazing and gas central heating. Externally, the double garage and driveway offer ample parking and storage. The landscaped garden is designed for both relaxation and recreation, complemented by an outside kitchen and seating area offering a mega social space. Overall, the exterior spaces are thoughtfully arranged to support family life and entertaining.

Healing is a well-regarded village, known for its community feel and access to nearby schools, including Healing School - A Science Academy and local primary provision, making the location attractive for families. There are established walking and cycling routes in and around the village, giving opportunities to enjoy the local countryside and connect with neighbouring areas.

For commuters, Healing benefits from public transport links including Healing railway station, which provides connections towards Grimsby and onward routes, as well as to other regional centres. Grimsby itself, reached in a short drive, offers a wider range of shops, supermarkets, leisure facilities and employment opportunities, while road links provide access towards the A180 and beyond.

This immaculate, magazine-worthy house presents a substantial family home in a desirable village setting, combining generous internal accommodation, high-specification bathrooms, multiple reception rooms and a well-designed garden, all set within a location that supports modern family living.

Disclaimer

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Mobile and broadband

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.

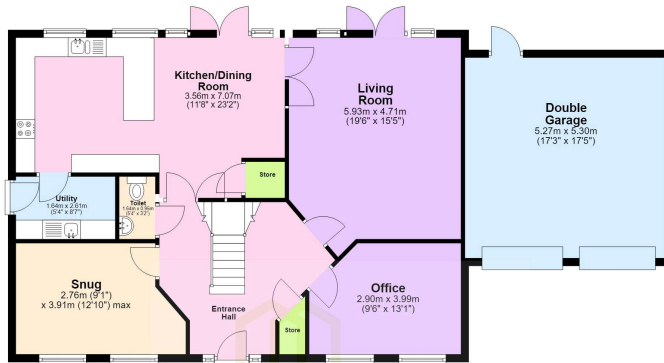






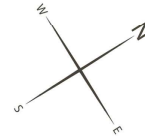
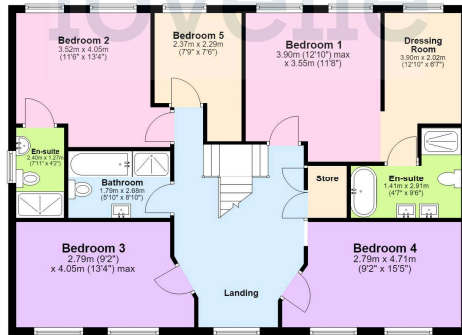
Ground Floor

Approx. 125.4 sq. metres (1350.3 sq. feet)



First Floor

Approx. 97.0 sq. metres (1044.2 sq. feet)



Total area: approx. 222.4 sq. metres (2394.4 sq. feet)

The provided floor plan is intended for general informational purposes only and may not accurately represent the exact dimensions, layout, or features of the property. The floor plan should not be relied upon for making decisions about purchasing, renting, or modifying the property. Actual measurements and features may vary. It is recommended that interested parties conduct a physical inspection of the property to verify the accuracy of the floor plan and obtain specific information about the property's condition, amenities, and any other relevant details. Plans produced using PlanIt.



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