



TREETOPS

8 HILLCREST RISE



RISE TO THE VIEW

Tucked quietly at the end of a private cul de sac, Treetops, 8 Hillcrest Rise is a remarkable self built home offering both privacy and presence.

Completed in 2016, it was carefully designed with a reversed layout, the living spaces elevated to the first floor to make the most of the sweeping countryside views that stretch for miles. Every aspect of Treetops feels purposeful, luxurious and beautifully connected to its surroundings.

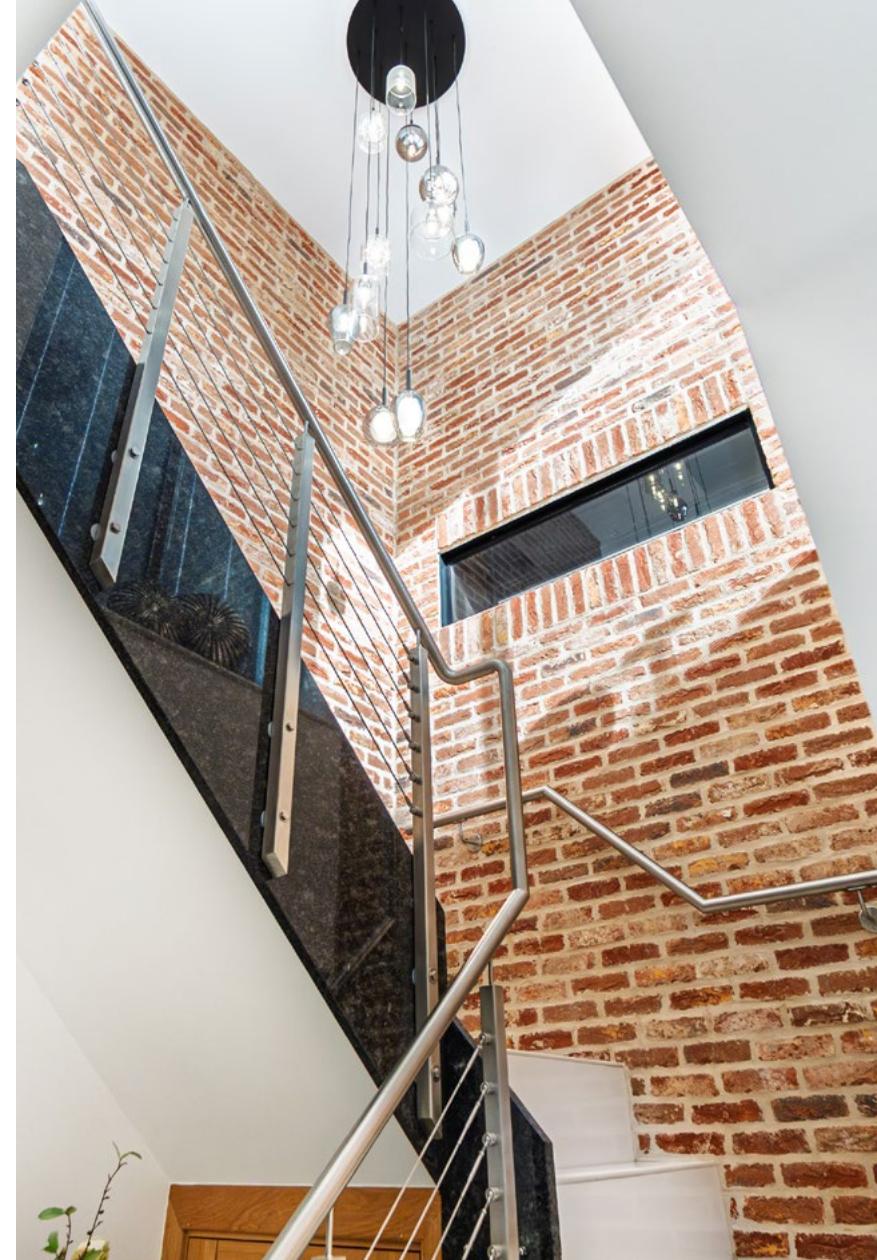
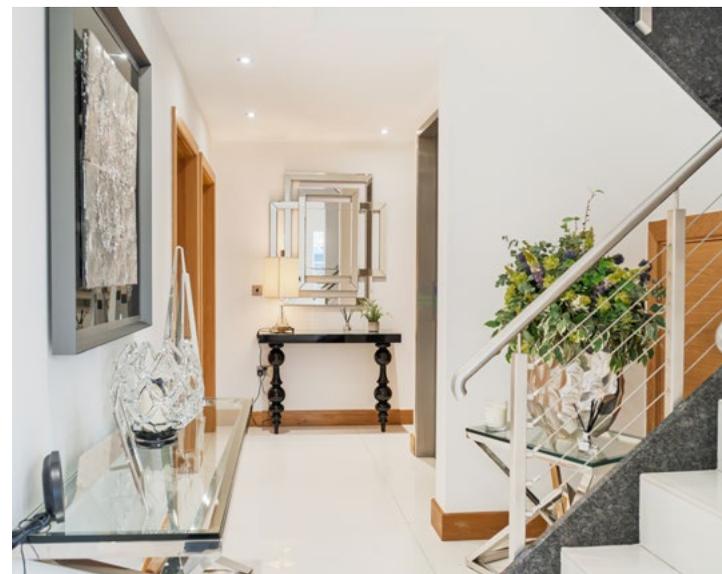




A GRAND ENTRANCE

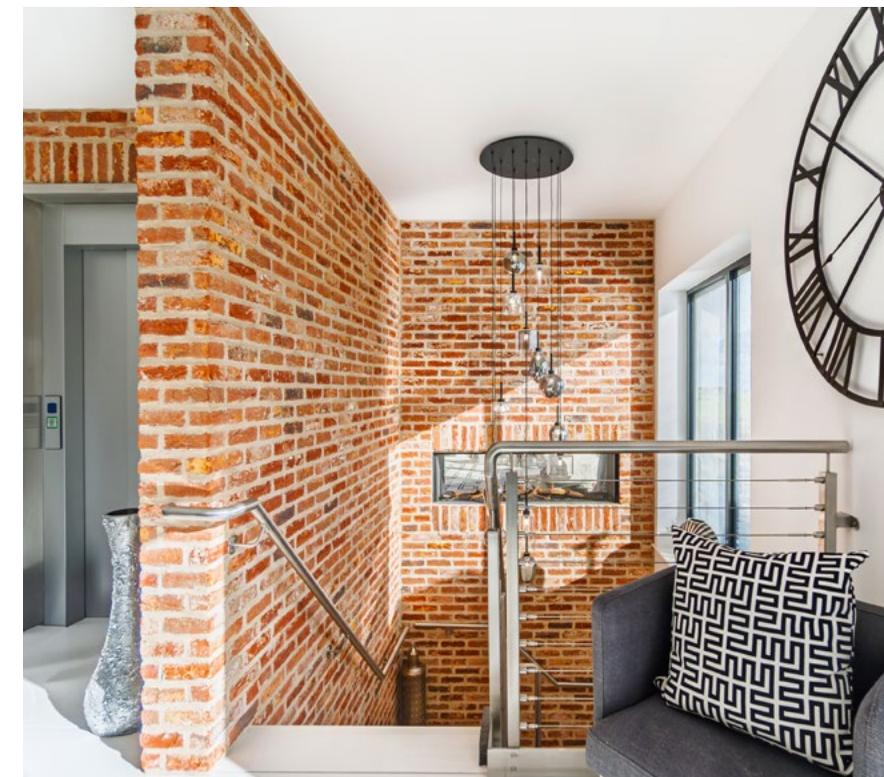
Step inside, where light and space set the tone for what lies beyond. The entrance hall offers a contemporary welcome, framed by anthracite grey doors and windows, gloss white ceramic tiles and the gentle warmth of underfloor heating.

An exposed brick wall rises through the centre of the home, inset with a modern gas fire and illuminated by a striking statement pendant light that draws the eye upward.



Ascend the sweeping staircase, where natural light enhances the home's architectural detail and the sense of space begins to unfold. As you reach the top, you're welcomed into a beautifully arranged first-floor layout that draws you towards the open-plan kitchen area.

For added ease, a discreet lift connects both levels, ensuring everyday living remains as effortless as it is refined.





ELEVATED LIVING

At the heart of the home, the open-plan kitchen, dining and living space unfolds in a sweep of light and glass, perfectly capturing the home's elevated position. A showcase of contemporary design, it balances sophistication with warmth.



Expansive windows frame panoramic views across the treetops, while the fluid connection between kitchen, dining and lounge ensures every moment here feels effortless and inviting. This is a space designed not only to impress but to be lived in, where form and function come together in perfect harmony.



THE HEART OF THE HOME

Light, space and clean lines define this contemporary heart of the home. Bi-fold doors draw daylight deep into the interior, illuminating every surface and accentuating the home's architectural detailing. Both refined and inviting, it's a space that naturally draws people together and celebrates the beauty of open-plan living.





SPACE TO SAVOUR

The kitchen is a showpiece of modern living, with sleek cabinetry and a central island housing the induction hob and extractor.

Integrated Siemens appliances include two ovens, a steam oven, two warming drawers, a full height fridge and freezer, a drinks fridge, a Quooker tap and a dishwasher; every element designed for effortless entertaining. A dedicated drinks cupboard and a well organised pantry with shelving and spice racks ensure everything has its place.





SEAMLESS CONNECTION

Perfectly positioned between the kitchen and lounge, the dining area forms a natural link between cooking, dining and relaxation. Generously proportioned to accommodate a ten-seater table, it offers the flexibility to host intimate family gatherings or elegant dinner parties with ease.





A RELAXED PERSPECTIVE

Beyond the dining area, the space transitions into the lounge, where an exposed brick wall with inset gas fire adds texture and warmth to the contemporary aesthetic.

Expansive bi-fold doors open in two directions, from the lounge onto the balcony framing far-reaching views of the surrounding landscape and heightening the sense of openness that defines this remarkable home.





TIMELESS COMFORT

Once again, the exposed brickwork introduces a touch of character and contrast, its inset gas fire casting a soft, ambient glow. The natural texture of the brick grounds the modern interior, creating a space that feels both authentic and refined. It's a place made for unwinding, where evenings with family or friends unfold in comfort, surrounded by warmth and understated elegance.





THE ROOF TERRACE

A true highlight of Treetops, the roof terrace feels like a private sanctuary in the sky. There's a large hot tub, a sauna and an adjoining shower room; the perfect retreat for relaxation or entertaining.



With ample space for dining and lounging, this elevated terrace enjoys uninterrupted countryside views, stretching as far as Lincoln Cathedral on a clear day. It's the ultimate setting for al fresco evenings or quiet mornings spent watching the light shift across the fields.



YOUR PRIVATE RETREAT

Descending to the ground floor, the atmosphere at Treetops subtly shifts as light-filled calm gives way to a more restful retreat. From here, the hallway and lobby provide access to all four bedrooms, along with the utility room and integral garage.

A private retreat within the home, the principal suite combines space, light and refined comfort. Soft tones, elegant finishes and patio doors to the garden create an effortless connection between indoors and out, while the adjoining walk-in wardrobe adds a touch of everyday indulgence.





RELAX, REFRESH & RESTORE

Flowing effortlessly from the bedroom, the en-suite introduces a spa-like sense of relaxation. A freestanding bath takes centre stage, complemented by twin basins and a striking slate accent wall that adds depth and texture. The walk-in shower, complete with mosaic-tiled spa seat, offers a truly restorative experience; a sanctuary where every detail has been designed for quiet, understated indulgence.





REFINED FLEXIBILITY

Positioned directly opposite the principal suite, bedroom three is currently styled as an elegant dressing space, though equally suited as a bedroom or private study. Subtle wall panelling adds texture and depth, while patio doors with shutters provide soft light and privacy in equal measure.

Fully fitted shelving and hanging rails maximise storage, ensuring the room feels ordered and refined.



CONTEMPORARY COMFORT

The en-suite is finished with the same level of care as the rest of the home, featuring a rainfall shower and a high-gloss vanity unit that provides practical storage while maintaining a sleek appearance. An illuminated mirror adds a soft glow, completing the space with a touch of contemporary elegance.





SWEET SLUMBER

Bedroom four is designed with simplicity and function in mind, featuring sleek high-gloss fitted wardrobes that offer generous storage while keeping a streamlined look. Patio doors open onto the garden, allowing natural light to fill the room and providing a pleasant outlook across the landscaped space. It's a bright, comfortable room that feels calm and well-considered.



SIMPLY REFRESHING



The en-suite follows the same contemporary feel, finished with floor-to-ceiling grey tiles for a clean, cohesive appearance. A rainfall shower, wall-mounted WC and wash basin complete the design, creating a practical and well-finished space for everyday use.

Together, bedrooms three and four offer flexibility for family or guests, combining comfort, practicality and a sense of connection to the home's thoughtful design.

GUEST COMFORTS

The guest suite continues the home's theme of understated luxury, thoughtfully designed to combine comfort with elegance. Once again, patio doors draw in natural light and open directly onto the garden, while fitted wardrobes provide ample storage without interrupting the room's clean, contemporary lines

Every element feels considered, creating a restful space that guests will instantly feel at home in.





A MOMENT TO REFRESH

The adjoining en-suite exudes the same attention to detail, finished with floor-to-ceiling tiles and a balance of soft tones and texture. A centrally filling bath takes pride of place beside a generous walk-in shower, offering choice and indulgence in equal measure.

The white gloss vanity unit provides practical storage while maintaining a clean, contemporary look, completing a space that blends refinement with relaxation.



PRACTICAL LUXURY

The utility room at Treetops is spacious and functional, with room for laundry appliances and a dedicated study nook, ideal for working from home. Level access and a lift between floors make the home wonderfully accessible and future proofed, perfectly suited for every stage of life.

From the hallway, there's direct access to the integral garage with space for up to three cars, an additional utility area and a plant room housing the ground source heat pump, Sky and CCTV systems.



THE ANNEXE

Set just beside the main home, the self contained annexe at Treetops offers exceptional flexibility. Once a beauty therapy studio, it's ideal as a one bedroom apartment, a home office or creative space, or even an Airbnb retreat.



With its own garden and parking, it provides independence without compromise; the perfect space for multi generational living or visiting guests.



GARDENS & GROUNDS

The gardens at Treetops frame the home beautifully, designed to be enjoyed throughout the seasons. A terrace just outside the utility room provides the ideal setting for al fresco dining or a quiet morning coffee, surrounded by planting that brings colour and life to the space. While sheltered and private, the terrace maintains a connection to the wider landscape, offering a peaceful balance between home and countryside.





ENDLESS POSSIBILITIES

Beyond the immediate gardens, the property extends to around three acres, creating a remarkable sense of space and freedom. The grounds include a paddock with stables, a tack room and a small kitchen area, ideal for equestrian use or for those who simply appreciate open countryside living. Together, the gardens and wider land form a setting that feels both expansive and deeply connected to its rural surroundings.



OUT & ABOUT

Hillcrest Rise is set within Hartshill, a desirable area that perfectly balances countryside peace with everyday convenience. There are scenic walks right from the doorstep, the much loved Beehive pub just a short stroll away, and excellent transport links connecting easily into nearby towns and cities.

It's a place that offers genuine community and calm, where heritage and landscape come together beautifully; the perfect backdrop for a home as distinctive as Treetops. Modern yet timeless, Treetops is as practical as it is indulgent. Thoughtfully future proofed with lift access and flexible spaces, it's ideal for family life, hosting guests or creating independent living arrangements. Beautifully designed, perfectly positioned and made to be lived in and loved, Treetops truly rises to the view.

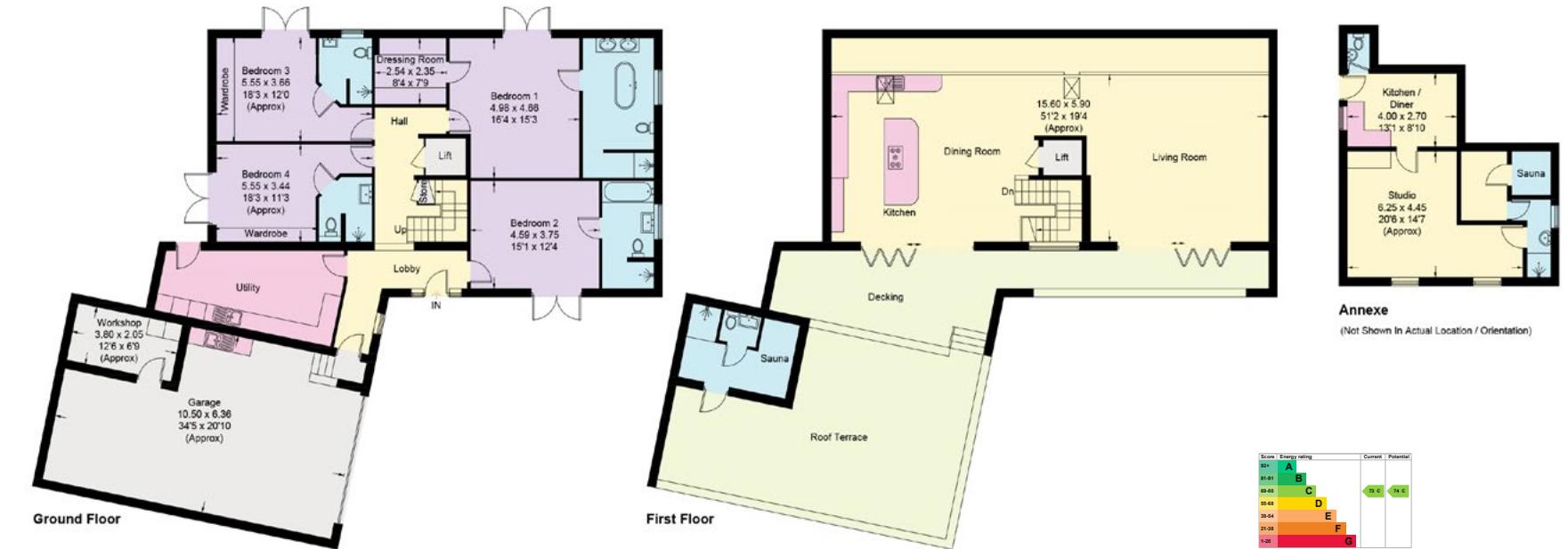


FLOOR PLAN

Approximate Gross Internal Area (Including Garage) = 336.8 sq m / 3625 sq ft. Sauna = 10.5 sq m / 113 sq ft.

Sauna = 10.5 sq m / 113 sq ft. Annexe = 44.2 sq m / 476 sq ft. Total = 391.5 sq m / 4214 sq ft.

Illustration For Identification Purposes Only. Measurements Are Approximate. Not To Scale.



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