



ELITE HOMES

Consultative Estate Agents with Integrity



6 Greenacre, Burton Joyce, Nottingham
NG14 5BT

Overview

An Exceptional Individually Designed and Extended 4 Bedroom Detached Home with Stunning Garden Oasis and Open Countryside Views.

Occupying a delightful position backing directly onto open green belt farmland, this beautifully presented and thoughtfully designed home has been significantly extended to create an exceptional blend of contemporary living, privacy and superb entertaining space, all surrounded by mature architectural gardens that provide a tranquil retreat.

Key Features

- Individually designed and extended detached home with field views.
- Stunning open-plan kitchen / dining room with quartz worktops and bi-fold doors.
- Versatile Study / Snug / Playroom
- Spacious lounge with three-sided glazed, sliding doors and multi-fuel stove.
- Stylish bathroom and fitted wardrobes to all bedrooms.
- Zoned underfloor heating and bespoke lighting throughout.
- Private landscaped gardens with various terraces and seating areas enjoying sunshine throughout the day.
- Private gated access from garden to open countryside.

Description

Lovingly designed and extended by the current owners, this is a home that effortlessly combines modern convenience with a peaceful rural setting, creating a truly special place to live.

Ground Floor Accommodation

The heart of the home is the impressive open-plan kitchen and dining area, expertly designed for both everyday family life and entertaining. There is access out to the rear garden and bi-fold doors opening out to a tranquil front gravel garden, maintaining a lovely flow to the property whilst maintaining practicality.

A large central island and Quartz worktops complement an extensive range of drawer units providing excellent accessibility and storage, alongside a floor-to-ceiling pantry cupboard. Premium appliances include two ovens, with the upper combination oven offering microwave, oven and combination functions, whilst the main oven features multiple cooking settings, timers and an integrated temperature probe. An induction hob, pan drawers and American-style fridge freezer are perfectly positioned to create an efficient cooking area. Further features include an inset stainless-steel sink, integrated dishwasher, concealed extractor with lighting, and a dedicated microwave station.

Natural light floods the space through two rooflights, both fitted with remote-controlled dimmable colour-changing lighting. Atmospheric lighting throughout includes ceiling spotlights, wall lights, island pendants, remote-controlled under-cabinet lighting. Zoned underfloor heating serves the entrance hall, kitchen, dining area, rear hall and cloakroom, providing comfort and efficiency.

The spacious and stylish lounge is a relaxing and airy space, which benefits from a multi-fuel stove focal point. There are windows to three sides of the room, with striking large sliding doors to the garden. Dimmable spotlights, a dedicated media alcove and concealed wiring for a wall-mounted television provide a sleek and contemporary finish.

There is a perfectly sized study, which is a versatile space and could be used as playroom or snug depending on your family requirements. The downstairs is completed by a useful walk-in pantry / utility area with plenty of storage and cloakroom with wc.

First Floor Accommodation

There are four bedrooms, all which benefit from fitted wardrobes and recently fitted carpets, whilst the majority of windows throughout the property have been replaced. The family bathroom is stylishly appointed with double ended bath and separate shower, extensive tiling, underfloor heating, a heated towel rail and built-in storage.

Outside

Beautifully established gardens wrap around the property, creating a calm and remarkably private oasis with multiple seating areas to enjoy throughout the day. Outdoor lighting is installed throughout and controlled conveniently from inside the house. The rear garden enjoys sunshine throughout the afternoon and evening, providing the perfect setting to relax and watch spectacular sunsets across the open fields beyond. In addition, the property benefits from off-road parking and a single garage located within a detached block, providing excellent storage and practicality.

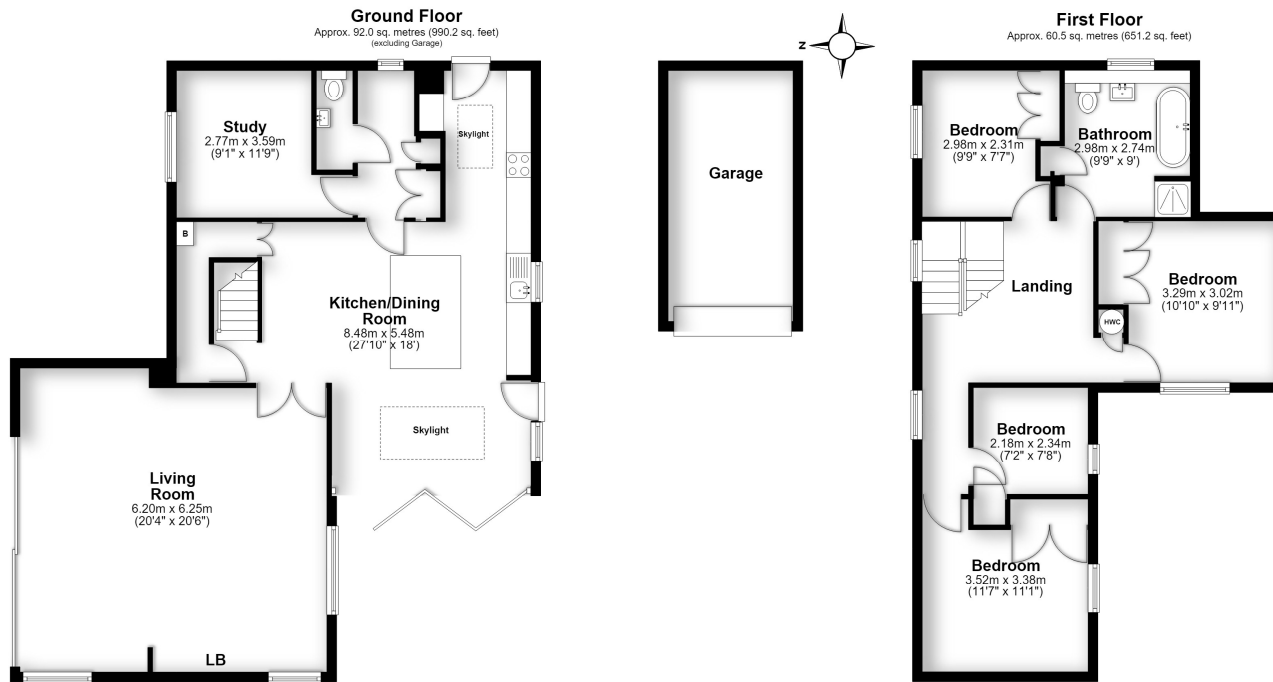
Backing directly onto green belt countryside, the property enjoys an ever-changing outlook and a wonderful connection with nature, with regular visits from deer, pheasants, hares, rabbits and foxes. Subject to seasonal permission, there is gated access to the field beyond. A discreetly positioned side area provides practical storage, log storage and composting facilities.

Potential

The thoughtfully designed extension also offers exciting future potential. The existing flat roof presents an opportunity, subject to the necessary consents, to create a wonderful roof terrace enjoying elevated views across the gardens and surrounding fields. Furthermore, with the relevant planning permissions, there is scope for a first-floor extension above, allowing future owners the flexibility to further enhance and adapt the property to their own requirements.







Total area: approx. 152.5 sq. metres (1641.3 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	75 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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