

Gun Lane

, Sherington, MK16 9PE

FINE & COUNTRY

Honeysuckle House Gun Lane

Sherington MK16 9PE

A unique property in a rural location though only a few minutes walk from the village and public house. This exceptional property is surrounded by open farmland and stands on a site formerly occupied by a deteriorating farm building .

The owners were heavily involved in the design and construction of the building inspired by a significant "Alpine" influence. Subsequently the property offers something very different in its layout and materials used. It has undoubtedly been a labour of love for the family who have made every effort to ensure the property would exude a welcoming ambience and seamlessly blend into its countryside setting.
The accommodation comprises: Entrance, kitchen and dining room, Sitting room, Cloakroom, Glazed Atrium in use as a second sitting room, Four bedrooms, En suite to the master bedroom, Family bathroom, Oil fired heating largely underfloor throughout but with conventional radiators to first floor bedrooms. Off road parking for several vehicles, Gardens to all sides with open aspects.

Property walk through

The main entrance door has an arrowslit window and opens into an open vestibule with a staircase ahead rising to the first floor. There are various storage cupboards beneath the staircase. To the right hand side is the newly installed "Alexa" connected kitchen which incorporates built in ovens, integrated fridge and freezer, Central island with induction hob and extractor unit over which is recessed to the ceiling. Plumbed for washing machine and tumble dryer. Window to the front elevation and additional letterbox window being installed. This area has parquet flooring in a herringbone pattern and this extends into the dining area. Double doors from the kitchen access the sitting room, an extremely light room with full height glazed double doors and matching side panels. A floor to ceiling wood burning stove which is a brilliant combination of function an style stands to one corner with exposed timber panelling featuring to one wall and creating a rustic effect. Additional storage cabinets are arranged to floor level.
The dining area has a window to the front elevation, recessed ceiling lighting and electrics installed for a wall mounted TV and from here there is an open walk through to the glazed Atrium immersed in natural light having Bi folding doors on two elevations and a vaulted glass panelled ceiling. There is an interesting high level wooden planter, exposed timbers to the walls and parquet flooring. Double doors open to a large storage cupboard and an open plan staircase rises to the first floor. Within the vicinity is the cloakroom accessed by a sliding timber door and offering a wash basin and WC. over with parquet flooring. There is a ladder radiator and a window of partially obscured glass. From the Atrium a door accesses a ground floor bedroom with double aspect windows, built in wardrobes and shelving units. There is a shower room en suite. Another bedroom is accessed at first floor level after ascending the open plan staircase. This is a large double bedroom with velux windows and a vaulted ceiling. There are built in wardrobes and storage cupboards. An excellent feature is a door opening on to a balcony large enough to accommodate a table and seating with an external staircase leading from the balcony to the garden.
The additional first floor accommodation is accessed from the staircase bisecting the kitchen and dining areas and leading to a landing area with exposed wall timbers. The Master bedroom is accessed from here and again has a vaulted ceiling and full height glazed double doors creating a very light room. The double doors open inwards to reveal a toughened glaze safety screen which allows enjoyment of the exceptional views over open farmland. Another double bedroom is accessed from this landing displaying exposed timbers and a vaulted ceiling. Completing the accommodation in this area is the family bathroom which provides a standalone bath, with shower attachment, large independent shower, wash basin and WC. There are exposed timbers to the walls and a heated towel rail.

Outside

The driveway is approached from Gun Lane fronted by a small area of tarmac abutting a gravel drive which affords parking for several vehicles. There are flower beds alongside the driveway. There are lawns arranged around the property enveloped by ranch style fencing. There is also an extensive paved area enclosed and defined within attractive Gabion basket cages which is used for al fresco dining and looks over the adjoining countryside.. To one corner of the plot there is a large workshop/shed. Extensive external lighting is arranged around the property.





Disclaimer

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Note to purchaser/s

"Note for Purchasers

In order that we meet legal obligations, should a purchaser have an offer accepted on any property marketed by us they will be required to undertake a digital identification check. We use a specialist third party service to do this. There will be a non refundable charge of £18 (£15+VAT) per person, per purchase, for this service.

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ALWAYS TELL THE TRUTH
WORK HARD
Don't Whinge
Laugh out loud
Remember you are loved















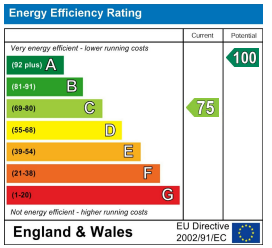
Approximate Gross Internal Area (Excluding Void)
Ground Floor = 107.9 sq m / 1,161 sq ft
First Floor = 65.1 sq m / 701 sq ft
Total = 173.0 sq m / 1,862 sq ft

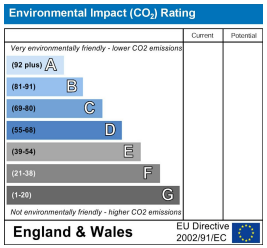


This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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