



3 Allison Court, Aldbrough St. John, DL11 7TU
£695,000



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This exquisite detached house in Allison Court offers a perfect blend of comfort and tranquillity. Having four generously sized double bedrooms and two well-appointed bathrooms.

Set in a secluded courtyard, the house is surrounded by beautifully maintained private gardens, providing a serene escape and stunning views of the picturesque countryside beyond. This idyllic setting is perfect for those who appreciate nature and the peace that comes with it.

For those with vehicles, the property boasts parking for multiple vehicles adding to the convenience of this lovely home. Additionally, the house is equipped with 16 solar panels, which are owned outright, offering an eco-friendly energy solution and potential savings on utility bills.

This property is not just a house; it is a sanctuary in a highly regarded village location, making it a wonderful opportunity for anyone looking to enjoy the best of rural living while still being within reach of local amenities. Don't miss the chance to make this delightful home your own.

HALL

With staircase leading to the first floor, under stairs storage cupboard. Doors lead into the downstairs w.c, lounge, kitchen / dining room and the sun. There is a central heating radiator and coving.

DOWNSTAIRS W.C 1.85 x 1.10 (6'0" x 3'7")

W.c and wash hand basin with a vanity store cupboard beneath, towel radiator, tiled walls and floor and a double glazed window to the front.

SNUG 3.09 x 3.02 (10'1" x 9'10")

Central heating radiator, coving and hardwood double glazed window to the front.

DINING ROOM 3.79 x 3.28 (12'5" x 10'9")

Central heating radiator, three wall lights, coving and a double glazed window to the rear. Walk through to the kitchen.

KITCHEN 4.16 x 3.78 (13'7" x 12'4")

Fitted with a range of wall, base and drawer units, with under counter lighting and granite worktops. Franke one and a half bowl sink unit with mixer tap over, tiled splash back, Bosch double tower oven, Bosch induction hob with extractor hood over, plumbing for a dishwasher, spot lights and coving. Fitted dresser with base units and glazed display cabinets, Karndean flooring. hardwood double glazed window to the rear. Walk through into the utility room.

UTILITY ROOM 3.73 x 1.78 (12'2" x 5'10")

Wall and base units with worktops, plumbing for a washing machine, Karndean flooring, coving and door to rear porch.

REAR PORCH

A door leads out to the rear garden and door into double garage.

LOUNGE 7.54 x 4.68 (24'8" x 15'4")

A large room with lots of natural light, having hardwood double glazed windows to the front, side and to the rear. Chesney log burning stove with a white fire surround, fitted book shelving, three wall lights, two central heating radiators and tv aerial point. Doors lead into the conservatory.

CONSERVATORY 3.71 x 3.25 (12'2" x 10'7")

With a lovely outlook out to the garden and countryside beyond. Tiled flooring, fan ceiling light and French doors leading out to the rear garden.

FIRST FLOOR

LANDING

A large landing with a hardwood double glazed window to the front, central heating radiator and coving, loft hatch providing access into the roof void which is partially boarded. Doors lead into the bedrooms and the family bathroom.

BEDROOM 1 5.40 x 3.82 (17'8" x 12'6")

A double bedroom with a central heating radiator, coving and two hardwood double glazed windows to the rear and a door leading into the en-suite.

EN-SUITE 2.94 x 1.90 (9'7" x 6'2")

Double shower cubicle, vessel countertop sink with a vanity cupboard beneath, tiled wall and flooring, underfloor heating, w.c, towel radiator and spot lights. UPVC double glazed window with obscured glass.

BEDROOM 2 4.71 x 4.39 (15'5" x 14'4")

A double bedroom with A hardwood double glazed window to the rear and one to the side, central heating radiator.

BEDROOM 3 3.90 x 3.29 (12'9" x 10'9")

With fitted cupboard with shelving unit above, hard wood double glazed window to the rear and a central heating radiator.

BEDROOM 4 4.59 x 3.02 (15'0" x 9'10")

A double bedroom having hardwood double glazed windows to the front and to the side , coving and a central heating radiator.

FAMILY BATHROOM

Bath with mixer tap over, double shower cubicle with dual head shower, wash hand basin with vanity cupboard beneath, tiled walls, tiled flooring, underfloor heating, towel radiator, spot lights and an airing cupboard.

DOUBLE GARAGE

With two up and over doors, useful eve storage, power and lighting. A door leads into the boiler room which has shelving, and houses the Worcester boiler.

EXTERNALLY

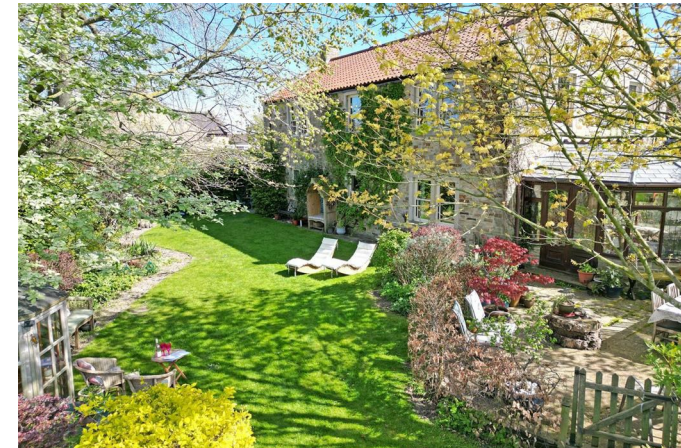
To the front of the property there is a large block paved driveway providing parking for multiple vehicles. There is a fenced lawned garden to the front with mature trees , shrubs and an established Wisteria. A gate at the side gives access to the rear garden.

To the rear there are beautiful private landscaped gardens with adjoining countryside beyond. There is a paved patio area with lovely views, summer house, lawn, mature trees and shrubs including a fig tree, raspberry and blackberry bushes, vegetable garden, gravelled pathway, log store, external cold water tap and a garden shed. A gate at the bottom of the rear garden leads out to Chapel Green.

NOTES

* FREEHOLD

* COUNCIL TAX BAND G



£695,000

