



## Tall Trees, Highlows Lane

£550,000 Freehold



An individual, architecturally designed, detached bungalow that is sure to impress. • Three double bedrooms, en-suite and a lovely family bathroom. • The stunning gardens that wrap around the bungalow have been meticulously maintained. • Tucked away in a private position in the village of Yarnfield with parking for several vehicles and a garage. • Semi open plan living spaces with a stunning, quirky design and a kitchen/breakfast room.



When a unique property like this comes to the market, we want to shout from the top of the trees and mountains about it. So read carefully all about this stunning home that was individually designed by a local architect amongst similar properties. Sitting in the most wonderful grounds that have been meticulously maintained creating a tranquil and serene setting that will have you feeling like you're living your best life in the country. Drawing up onto the driveway you'll see there is lots of parking for all your needs along with a double garage. The quirky design instantly stands out and intrigues you as you walk through the front entrance doorway and the interesting design continues to unfold. First on the right are two bedrooms, both doubles and one clearly being the main one with a walk-in wardrobe and an en-suite shower room fitted with a vanity unit and sink inset, W.C and shower and although you may wish to modernise this eventually, what is good to know is that the whole property is in pristine condition in that you can simply move in, unpack and get your feeling for your new home before you transform the place into a completed dream come true! Over to the left is the main bathroom which is modern with white fittings including a shower enclosure, sink, W.C, bidet and bath then next door, after passing a large and very handy airing cupboard you'll find another lovely double bedroom with a fitted wardrobe. That's the bedrooms and bathrooms covered and now you have a choice of where to head next as there is a door from this hallway leading into the kitchen/diner and another into the incredible semi-open plan living space so I think it's right we take you this way round. The first part is a very long room across the back overlooking a patio area and garden, which benefits from two sets of French doors and three windows which naturally creates an immense amount of daylight to come flooding in. This continues through to the lounge where French doors would lead you out to the stunning rear gardens and either side of the imposing brick fireplace are exits leading through to another cosy seating area and a study which also offers the wonderful view across the garden. The kitchen/diner has room for a table when casual dining or nattering with family or friends along and is fitted with lots of cupboards and integrated appliances, which include double ovens, gas hob and sink, along with spaces for a dishwasher, washing machine and tumble dryer. From here there is a door leading out to the garden and another bringing you back through to the hallway where we originally started and where all the bedrooms and bathrooms are. Now we've completed the tour of this incredible home we'll take you outside which is an absolute dream come true if you're looking for picture postcard, park-like garden that will fill adults and children alike with joy. There are large lawn areas which lures in the beautiful wildlife and birds, pretty borders carved out that are bursting with colour and with so much open space, it would be perfect if you wanted to create some vegetable plots and enjoy living the good life outside. The patio is accessed from the dining room French doors which is perfect for entertaining and relaxing in the sun. The decorative block paving flows around the bungalow to the driveway and back to the front where the garages are and a gate access into the side and front garden. Although the design of this house might be like Marmite, if you make the sensible decision to come and view this sensational property, we are sure you will not be disappointed. So call our Eccleshall office today to arrange a viewing. 01785 851886.



Individually designed home by local architect set in meticulously maintained grounds. Quirky design with three double bedrooms, spacious living areas, and kitchen/diner. Stunning rear gardens, ample parking, double garage. Perfect for those seeking a country lifestyle. Call to view. 01785 851886.

Council Tax band: F

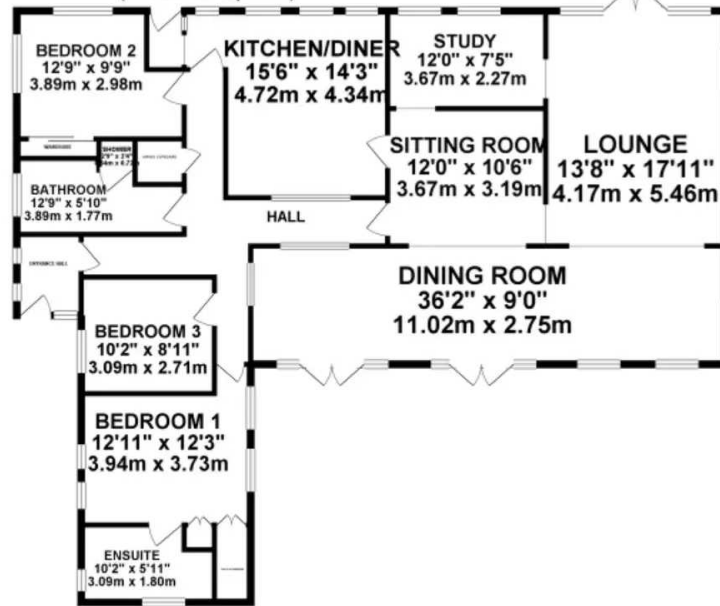
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D



GROUND FLOOR 1940.47 sq. ft.  
( 180.28 sq. m. )



TOTAL FLOOR AREA : 1940.47 sq. ft. ( 180.28 sq. m. ) approx.

Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.  
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