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High Meadow, Spring Hollow Hazelwood, Derbyshire DE56 4AW



Sumptuously re-appointed spacious contemporary style five bedroom detached bungalow, enjoying an idyllic setting with panoramic views over open countryside

- Ecclesbourne School catchment • Impressively re-appointed detached family home • Panoramic open countryside views • Double glazed and gas central heating • Master bedroom with en-suite wet room • Formal lounge • Re-furnished large family kitchen with quality fittings by Osbornes of Ilkeston • Lower level family room • Utility room, guest cloakroom and study • Three additional ground floor bedrooms all with en-suite shower rooms • Guest bedroom with en-suite wet room and large dressing room to the first floor • Landscaped gardens with outdoor heated swimming pool • Gym, Sauna and shower • Double garage •

Offers around £1,500,000 - Viewing Essential



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GENERAL INFORMATION

A superbly recently refurbished high specification five bedroom detached contemporary style bungalow occupying an idyllic setting with delightful panoramic views over open countryside and within the highly favoured location known as Hazelwood, which enjoys swift access to the comprehensive facilities available at Duffield including the favoured Ecclesbourne School.

The property enjoys the benefit of gas fired central heating and double glazing and extends to impressive entrance hall with direct access to a ground floor master bedroom of large proportions with a luxury en-suite wet room. The formal lounge incorporates large picture windows offering panoramic views over open countryside and has a bespoke tiled mosaic feature fireplace. There is a raised living kitchen which has been equipped with a quality range of fitted units, fully integrated appliances by Osbornes of Ilkeston. There is a lower level which leads to a family room which enjoys magnificent views through the patio doors to the inner courtyard and outdoor pool.

Also to this floor is a separate study, guest cloakroom, utility room, three additional genuine double bedrooms with hand crafted oak furniture with luxury en-suite shower rooms. The guest bedroom is accessed via the first floor enjoys a balcony again offering fine views over the courtyard and pool. The guest bedroom is also complemented by an adjacent fully equipped and fitted dressing room comprising, wardrobes, central island with drawer units and work surfaces over. There is also a luxury en-suite bathroom.

Outside, the property benefits from a delightful sweeping driveway with formal lawns to the front offering stunning views over the open countryside, there are also borders, a lower level double garage with electrically operated doors. To the rear is a courtyard providing decking ideal for alfresco dining, an outdoor heated swimming pool and a detached leisure facility offering gymnasium area, sauna, shower and cloakroom facilities.

The sale provides a very genuine opportunity for a discerning purchaser to acquire this sumptuously appointed contemporary residence in a stunning location and therefore a viewing can strongly be recommended.

LOCATION

The property enjoys an elevated position in the heart of the popular village of Hazelwood with its fine views and swift access to the comprehensive facilities available at Duffield with fashionable shops, cafés, bars and within the renowned Ecclesbourne School catchment area. The property is also easily accessible to open countryside.

ACCOMMODATION

ON THE GROUND FLOOR

RECEPTION HALLWAY

With contemporary style door with adjacent glazed panelling, full height display shelving, built-in cloaks storage facility with shelving and hanging space with mirrored door finish.

MAGNIFICENT LOUNGE 7.55m x 4.90m (24'9" x 16'1")

With decorative tiled feature fireplace with inset log effect gas fire with remote control, decorative arched windows, TV points, patio door providing access to front balcony, decorative spotlighting and coving. Two contemporary style central heating radiators.

HAND CRAFTED BESPOKE KITCHEN 9m x 7m (29'6" x 23'0")

(Fitted by Osbornes of Ilkeston). With a central island with thick granite work surface incorporating twin bowl sink unit with mixer tap over, built in waste bin, integrated dishwasher, a range of deep drawers, cupboards and breakfast bar facility, an additional range of wall-to-floor fitted units incorporating inset halogen hob with extractor hood over, thick work surfaces adjacent, a full and comprehensive range of base cupboards and drawers, integrated two double oven and grill in matching housing unit, separate floor-to-ceiling storage/larder cupboards with integrated microwave and wine rack, tall integrated fridge and separate tall freezer, built in base storage cupboards, Karndean flooring with under floor heating, patio door providing access to the front and decorative arched window.

LOWER LEVEL

SECOND SITTING ROOM 9.69m x 5.04m (31'9" x 16'6")

With polished natural stone floor. Patio doors providing access to inner courtyard and pool. Two central heating radiators, decorative coving and TV point. Glass and chrome staircase off to first floor and useful storage cupboard.

STUDY 3.2m x 2.57m (10'6" x 8'5")

Laminate flooring, wall mounted storage cupboards.

REAR LOBBY

With door to the rear off, tiled floor, two radiators.

UTILITY ROOM 2m x 1.6m (6'7" x 5'3")

Plumbing for automatic washing machine, tumble dryer point, work surfaces over. Leading to:

GUEST CLOAKROOM

Comprising low level w.c, wash hand basin, contemporary style radiator.

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GUEST BEDROOM/POTENTIAL GYM/CINEMA ROOM 7.85m x 4.93m (25'9" x 16'2")

Central heating radiator, decorative spotlighting and french doors leading directly to the inner courtyard and large picture windows.

LUXURY EN-SUITE SHOWER ROOM

With twin bowl sink with cupboard beneath. Walk-in shower with chrome rain shower over. WC, decorative tiling to walls and tiled floor. Heated chrome towel rail, decorative spotlighting, extractor fan and bathroom cabinets.

BEDROOM TWO 5.58m x 4.25m (18'4" x 13'11")

Central heating radiator, decorative spotlighting and bespoke range of oak fitted furniture including wardrobes, central desk and drawer under with TV point.

LUXURY EN-SUITE SHOWER ROOM

With large shower cubicle with glazed screen and shower over. Decorative tiling to main walls and tiled floor. Vanity wash hand basin with storage drawer beneath and low level WC. Heated chrome towel rail and decorative spotlighting. Wall mounted bathroom cabinet with mirror and extractor fan.

BEDROOM THREE 5.50m x 4.79m (18'1" x 15'9")

Central heating radiator and bespoke range of oak fitted furniture including wardrobes, desk unit and drawers.

LUXURY EN-SUITE SHOWER ROOM

With full decorative tiling to walls and floor. Low level WC, vanity wash hand basin with drawer beneath. Walk-in shower with glazed side screen and shower over. Heated chrome towel rail, decorative spotlighting and wall mounted bathroom cabinet.

BEDROOM FOUR 5.54m x 5.28m (18'2" x 17'4")

Spotlighting, central heating radiator, bespoke range of oak fitted furniture including wardrobes, desk unit and TV point. Patio door providing access to the inner courtyard.

LUXURY EN-SUITE SHOWER ROOM

With low level WC, vanity wash hand basin with drawer beneath and walk-in shower with full decorative tiling to main walls. Tile floor, heated chrome towel rail, decorative spotlighting and extractor fan.

ON THE FIRST FLOOR

PASSAGE LANDING

MASTER BEDROOM 4.63m x 4.06m (15'2" x 13'4")

With patio door providing access to a delightful large balcony enjoying fine views over the inner courtyard and pool. Central heating radiator.

DRESSING ROOM 5.52m x 5.22m (18'1" x 17'2")

With bespoke range of hand crafted oak fitted furniture including wardrobes, central desk and drawers.

EN-SUITE BATHROOM

Comprising, panel bath, vanity wash hand basin, low level w.c., full tiling to main walls and flooring, radiator.

OUTSIDE & GARDENS

The inner courtyard is a delightful area ideal for Alfresco dining and provides raised decking area with central raised flower beds and separate lawned area.

SWIMMING POOL 11m x 5.30m (36'1" x 17'5")

Being heated and floodlit. There is an adjacent leisure facility with housing for the pump including filtration system. Small gym area, infrared sauna and a separate shower with WC. The property has bi-fold doors to the front and is provided with wall mounted electric heater. There is a polymeric surface to the surround of the pool.

To the front is a sweeping drive with deep lawns and flowering borders providing access to:

DOUBLE GARAGE 8.06m x 6.14m (26'5" x 20'2")

With electric shutter doors and full power and lighting.

COUNCIL TAX

Amber Valley Borough Council - G

DIRECTIONAL NOTE

From the offices of Scargill Mann & Co Derby, proceed along the main Duffield Road travelling through Allestree Old Village and then entering into Duffield. At the centre of Duffield bear left into the Hazelwood Road. Proceed along Hazelwood Road for approximately 2 miles, then at the road junction bear right, then first left. The property is then situated between two other properties.

VIEWING

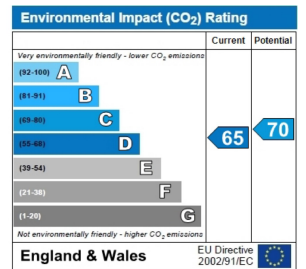
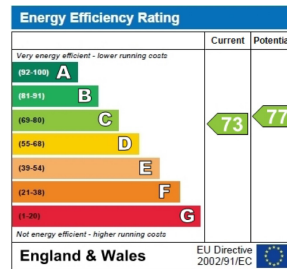
Strictly by appointment through Scargill Mann & Co - Derby Office (DM/SE).



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Whilst every attempt has been made to ensure the accuracy of the floor plan 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 as to their operability or efficiency can be given.

Assessments First



CONDITIONS OF SALE

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of a contract. All measurements are estimates. All electrical and gas appliances included in these particulars have not been tested. We would strongly recommend that any intending purchaser should arrange for them to be tested by an independent expert prior to purchasing. No warranty or guarantee is given nor implied against any fixtures and fittings included in these sales particulars.

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