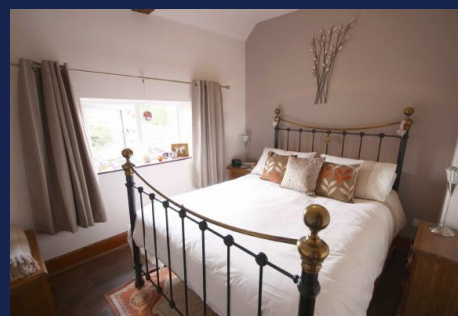


The Granary, Grove

FIVE STAR
P R O P E R T Y



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- Barn Conversion
- Three Bedrooms
- Character Features

- Courtyard Garden
- Garage/Off Road Parking
- EPC Rating: C

FIVE STAR
P R O P E R T Y

Price £180,000

www.fivestar-property.co.uk

Description

CHARACTERFUL BARN CONVERSION, 3 BEDROOMS, LOUNGE DINER, KITCHEN & BATHROOM. PRIVATE GARDEN WITH ACCESS TO COMMUNAL GARDENS, OFF ROAD PARKING, LARGE GARAGE & CENTRAL VILLAGE LOCATION. THE HAMLET OF GROVE IS CLOSE TO THE MARKET TOWN OF RETFORD WITH GOOD TRANSPORT LINKS AND AMENITIES. CALL TO VIEW 01777 708700.

Entrance Hall

The part glazed composite door opens into the entrance hall, with a front facing window, beamed ceiling, useful cloaks cupboard, tiled flooring and an electric programmable Dimplex Quantum heater.

Lounge 19'1" x 10'6" (5.82m x 3.20m)

Having windows to two both the front and rear elevation, beamed ceiling, multi fuel stove inset into a brick chimney breast and surround, stone hearth and accent wall lighting.

Kitchen 11'2" x 7'0" (3.40m x 2.13m)

Bespoke handmade kitchen units with illuminated display units and granite work surfaces over with a ceramic under mounted sink and splash back tiling. There is an integrated fridge and washing machine, range cooker with hood over. Beamed ceiling, double glazed window and composite stable door leading to the rear garden.

First Floor Landing

With a front facing window, electric programmable Dimplex Quantum heater, airing cupboard with a programmable Dimplex Quantum 125 litre hot water cylinder with boost function, shelving and exposed beams to the ceiling.

Master Bedroom 10'5" x 9'4" (3.18m x 2.84m)

Having oak flooring, window with views over the rear garden and exposed beams to the ceiling.

Bedroom Two 8'9" x 7'8" (2.67m x 2.34m)

With a beamed ceiling and a front facing window.

Bedroom Three 9'4" x 7'2" (2.84m x 2.18m)

Having a window to the rear and a beamed ceiling.

Bathroom 6'1" x 6'6" (1.83m 0.03m x 1.83m 0.15m)

Comprising of a three piece traditional suite with a shower above the bath and an integrated shower screen, low flush WC, pedestal wash hand basin. Heated towel rail, Italian limestone tiling to the walls, Terrazzo floor tiling, window to the front, illuminated wall mounted mirror and extractor fan.

Gardens

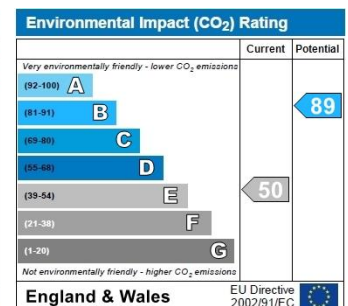
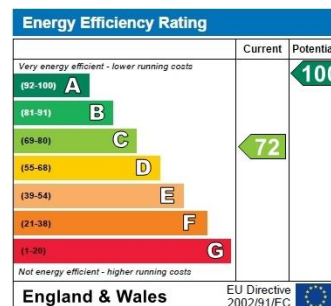
To the rear of the property is a raised cobbled terrace with an ornamental pebble garden with plants and shrubs beyond. There is also a communal central courtyard with a raised terrace and a BBQ area.

Parking

Off street parking with a larger than average garage with power and lighting.

Garage 18'7" x 13'7" (5.49m 0.18m x 3.96m 0.18m)

Larger than average, power and lighting, workbench and rear access door to the inner courtyard.



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