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Black Bull House Dassels, Braughing, SG11 2RP

Price Guide £1,299,950

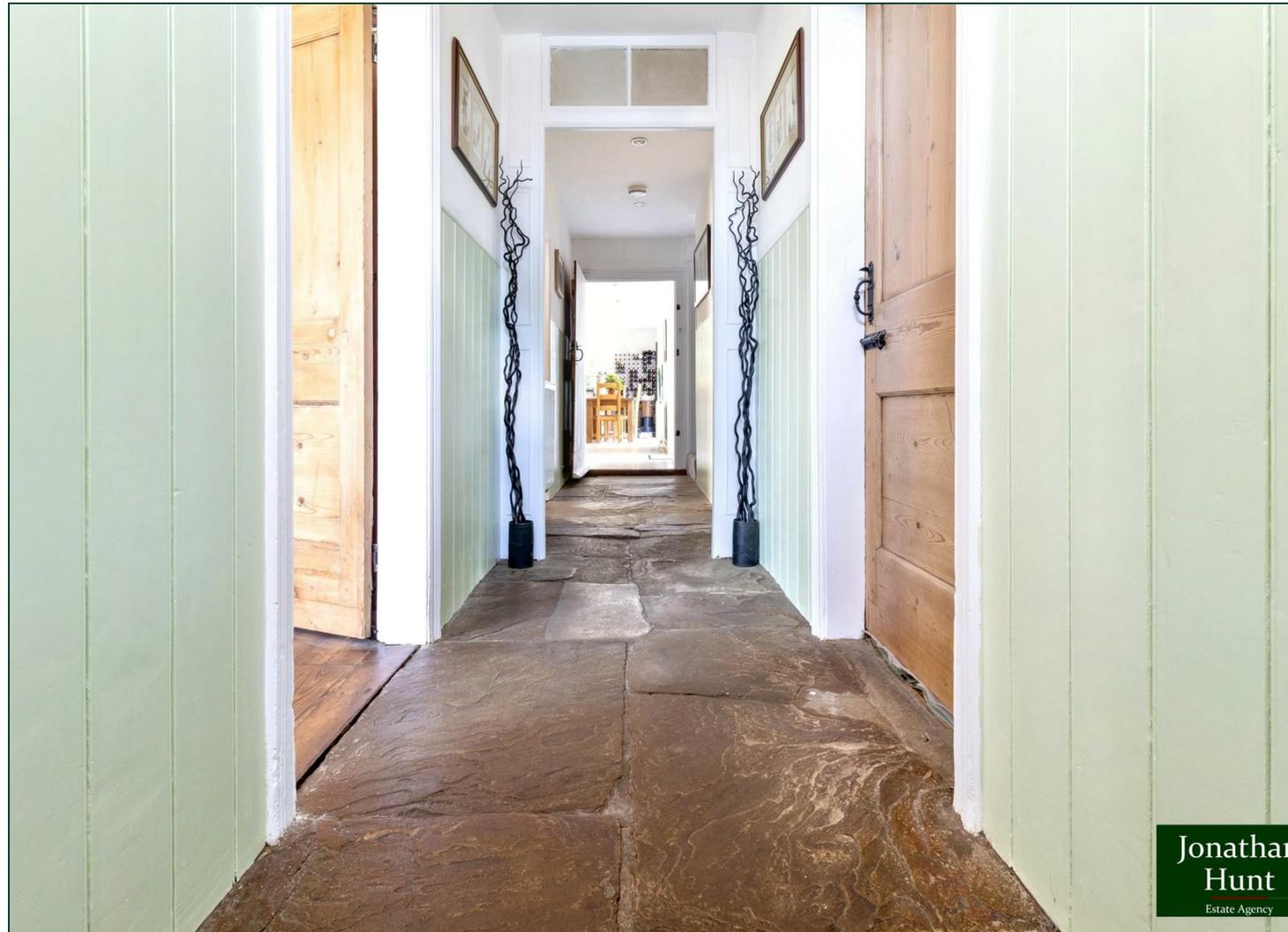
Black Bull House Dassels, Braughing, SG11 2RP

An exceptional detached period residence, discreetly positioned within a mature 0.3-acre plot, showcasing timeless character and refined modern living. This elegant home offers a graceful flow of accommodation, beginning with an inviting entrance hall and including a cloakroom, drawing room, sitting room, and formal dining room—all enriched with original detailing and generous proportions. The expansive, extended kitchen/breakfast room forms the heart of the home, beautifully designed for entertaining and everyday comfort, with direct access to the garden. A dedicated utility space adds practicality to the ground floor.

Upstairs, five spacious double bedrooms provide restful retreats, including a luxurious principal suite complete with a stylish en-suite and walk-in wardrobe. A well-appointed family bathroom serves the remaining rooms.

Outside, the west-facing garden offers complete privacy and a sunlit setting throughout the day. Extensive off-street parking leads to a detached double garage, separate workshop, and log store—adding both functionality and potential. A standout feature is the detached Studio, fully powered and fitted with a log burner, ideal as an inspiring home office, tranquil guest suite, or bespoke gym space.

This rare and captivating home masterfully blends traditional elegance with thoughtful modern enhancements—perfectly suited to those seeking space, charm, and lifestyle in one remarkable setting.



ENTRANCE HALL

DINING ROOM 15'0" x 13'3" (4.58 x 4.06)

LOUNGE 24'4" x 14'6" (7.43 x 4.43)

SNUG 15'5" x 9'11" (4.72 x 3.04)

CONSERVATORY 19'1" x 9'5" (5.82 x 2.89)

UTILITY ROOM 13'7" x 7'2" (4.15 x 2.19)

KITCHEN/BREAKFAST ROOM 18'9" x 16'11" (5.74 x 5.16)

FIRST FLOOR

PRINCIPAL BEDROOM 16'10" x 11'10" (5.15 x 3.62)

EN-SUITE 6'10" x 6'5" (2.1 x 1.98)

WALK IN WARDROBE 9'6" x 6'10" (2.91 x 2.1)

BEDROOM TWO 13'8" x 11'7" (4.18 x 3.55)

BEDROOM THREE 13'8" x 11'4" (4.19 x 3.47)

BEDROOM FOUR 13'8" x 10'0" (4.18 x 3.07)

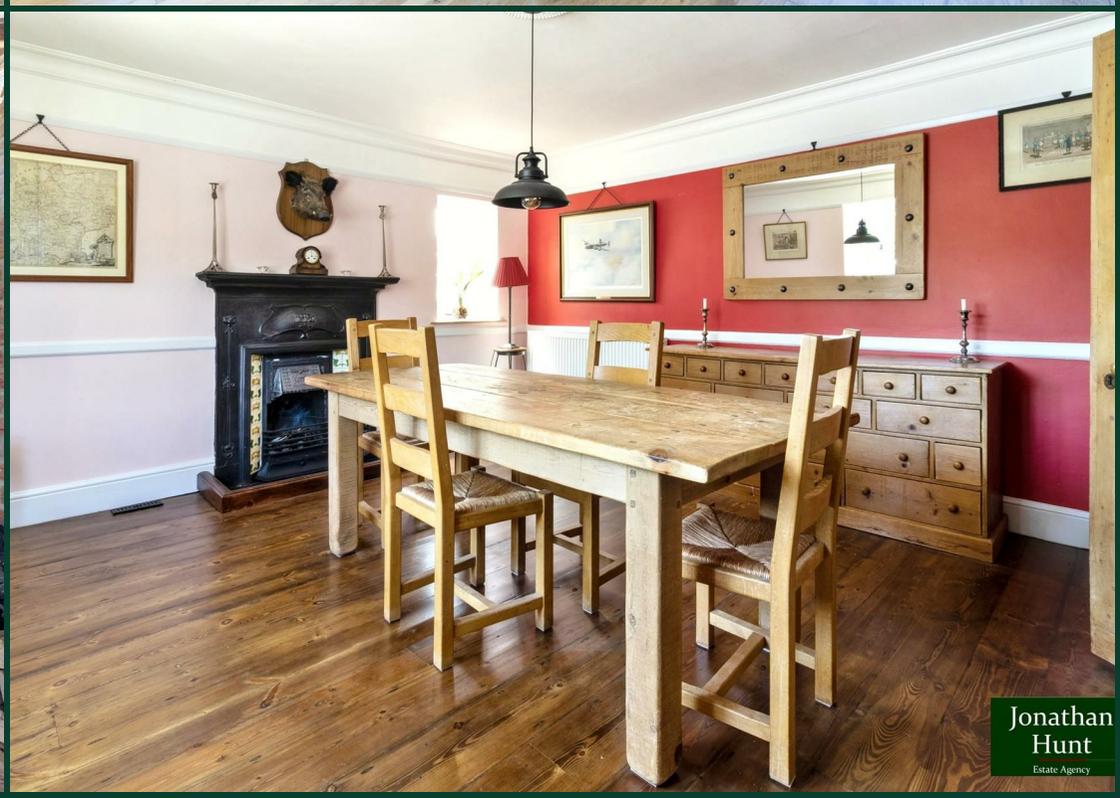
BEDROOM FIVE 11'1" x 10'0" (3.40 x 3.07)

BATHROOM 12'0" x 7'1" (3.68 x 2.18)

GARDEN ROOM 24'8" x 9'7" (7.53 x 2.94)



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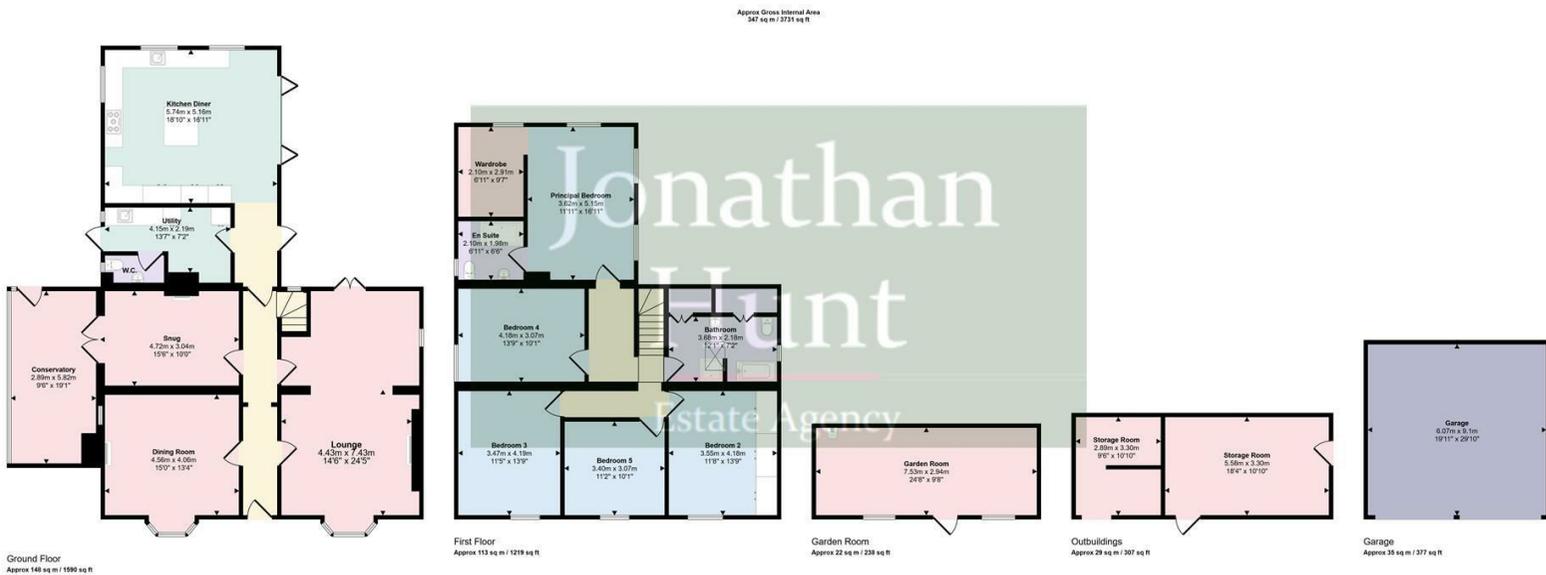
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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or misstatement. Some of items such as bathroom suites are representative only and may not look like the real items. Made with Made Spacely 360.

