



Blueprint**Properties**  
Bringing Home Results



## Sandown Doesgate Lane, Bulphan, RM14 3TJ POA

Introducing Bulphan's newest development, Manor Grange. Beyond the luxurious gated entrance, you find yourself greeted by a picturesque cul-de-sac consisting of just six rural family homes oozing with character. 'The Sandown' is the development's largest house providing more than 6,400 sqft of living space arranged over three floors. The property is located at the rear of the development enjoying a vast South Facing Garden with stunning countryside views as far as the eye can see.

The Sandown offers versatile family living, complete with seven double bedrooms (potential to increase to eight bedrooms if including games room) six bathrooms, a large cinema/games room, a double car garage, and a driveway suitable for several vehicles.

Enjoying a beautiful rural lifestyle, the property is situated within a sought-after location on a quiet country lane with far-reaching rural views.

Due for completion in Q2 – 2022, Blueprint are happy to announce you are NOW able to register your interest to be one of the first to visit.

Please call the team for further information.

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5. Neither the Vendor/Lessor nor Blueprint Estate Agents nor any person in their employment has any authority to make or give any representation or warranty in relation to the property.

### Kitchen

### Entrance Hall

The house is accessed through grand (solid oak) double doors and leads into a spectacular entrance hall which features an elegant spiral staircase and access to all 3 ground floor large reception rooms.

### Master Bedroom

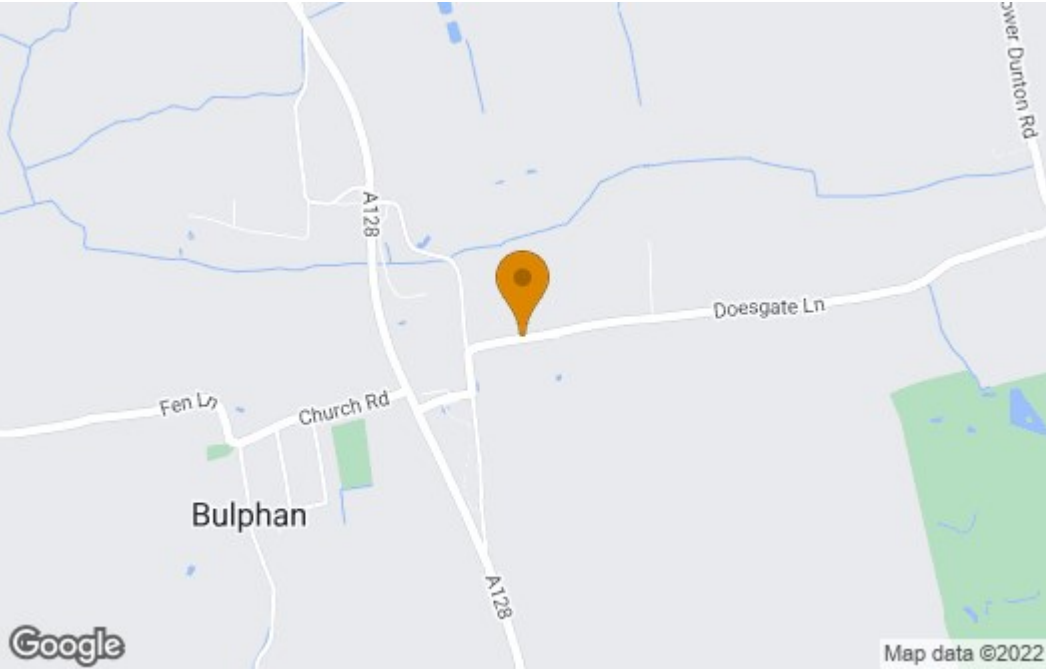
A particularly admirable aspect of the house is the master bedroom, accessed by French double doors this room boasts a large rear terrace which provides ample space to dress with outdoor furniture, allowing you to indulge in the views from your quaint first floor terrace or the comfort of your bedroom. The room also includes a large en suite and his and hers built in wardrobes.



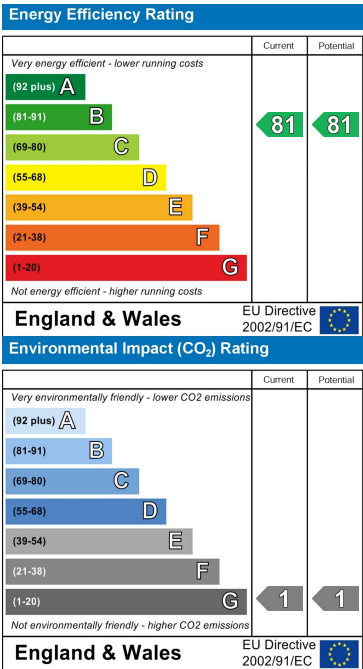
Floor Plan



Area Map



Energy Efficiency Graph



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