

Hazelbank House

Halton, Lancaster, Lancashire, LA2 6RG

£650,000



Deliciously quirky, perfectly private and with stunning wraparound gardens, Hazelbank House is a unique home with open plan living. Built to take in the countryside views, each of the 4 bedrooms has its own private patio overlooking the surrounding gardens.

This home truly is a tranquil oasis of contemporary style.

A brief description

Tucked back, away from the main road and surrounded by greenery Hazelbank House is a fabulous, contemporary home.

Built in 2002, Hazelbank House is just one of 3 homes set up a private driveway. The home enjoys a tranquil setting in of Halton's finest locations. It is a home which has been thoughtfully designed and appointed to create a haven of spacious family living.

The unique layout and open plan living area have both been carefully considered by the original architect owners. No design feature is by chance, each element has been carefully considered. It is such a sociable space separated only by the stylish fireplace which defines the living areas. This home has 4 generously proportioned bedrooms each one featuring french doors which open out to an individual private patio overlooking the mature wrap around gardens.

Take a closer look at this deliciously quirky home.



Key Features

- A stunning detached home built in 2002
- The upper floor plays host to the open plan living room
- Immaculate kitchen with a large island unit
- Under floor heating throughout the home
- 4 generous bedrooms each with its own private patio
- Double garage with electric door
- Enjoy the last of the evening sun from the glass fronted balcony
- Mature wraparound gardens provide privacy

Where is Hazelbank?

Proudly positioned, yet discreetly tucked away, Hazelbank House is a tranquil oasis of contemporary style. Privately set back from the road, this prestigious residence is in a peaceful leafy setting.

Halton is a vibrant village popular with families due to the highly rated primary school and sense of community spirit. The picturesque River Lune runs alongside the lower part of the village - home to an abundance of wildlife from wild salmon to the heron which is regularly spotted. The community centre and neighbouring Halton Mill host regular events and classes ranging from yoga and Pilates through to singing and art classes. Halton also has a wide range of shops and amenities including a local butcher, corner shop, GP Surgery and pharmacy.

Commuters enjoy the convenience of the location with easy access to the M6





4



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Welcome to Hazelbank House

Pull up on the pristine block paved driveway. Take the three perfectly maintained slab steps up to the glass entrance porch or if you prefer to follow the gentle block paved slope.

Step through the spacious glazed entrance porch. Hang up your coat, take off your shoes and experience the underfloor heating which flows throughout the home. Take the solid oak stairs ahead which lead up to the impressive open plan living area but before you do, you may wish to take a look at both the useful utility room and spacious guest WC.

The living areas

The open plan living room spans the entire upper floor. This ultra-modern living space is bound to impress. Its grand proportions are fashioned with the oversized light fittings, a fabulous dual sided central fireplace and stunning open exposed beams. Take the window seat in the curved bay and admire the beautiful established gardens. Explore up to the mezzanine level - could this be the ideal place for your study?

Laminate oak flooring flows through the entire living area leading you through to the impressive kitchen.

The kitchen stands proud and combines contemporary and traditional with its solid oak units, gleaming granite work surfaces and large range master oven. Many appliances are integral. This kitchen is a true centrepiece. The large island unit becomes a place where people can gather as you prepare the Sunday Roast.

French doors open from the kitchen to the glass fronted balcony - perfectly positioned to enjoy the last of the evening sun and watch the sunset as you enjoy a glass of wine.

The bedrooms and bathrooms

Take the oak stairs back downstairs, it's time to discover the sleeping arrangements at Hazelbank House.

The ground floor has 3 double bedrooms and is also home to the 4-piece family bathroom. Each of the bedrooms steps out to its own private patio, all privately tucked away in the established gardens and perfect for enjoying an alfresco morning coffee. These inviting double bedrooms boast built-in wardrobes and feature limestone tiled floors with underfloor heating. The master suite also features a stylish, recently installed, wet room.

The 4th bedroom is conveniently tucked away on the same level as you entered making it ideal as a guest suite or for an older teenager who craves their own space. Neighbouring the guest WC, this bedroom feature double french doors which step out to a secluded patio.

The garage and parking

No luxury home would be complete without a double garage, perfectly built in the same style as the main home. Press the button on your remote control and drive straight into this generous sized space. A personal door leads out to the rear garden.

What we like

The open plan living area stopped me in my tracks.

The feature high ceilings, the vast open plan layout and the most amazing views from the large bay window.

This home is special.



The wrap around gardens

The landscaped gardens are the crowning glory of this stunning home providing both sunny and shaded areas.

Winding paths have been designed to lead you through the carefully considered gardens which provide both privacy and year-round interest. Plants have been chosen for all year round colour and to provide the home with fresh flowers throughout the seasons. Tucked away patios have been created to create privacy and enjoy the various aspects the garden offers.

This home also has a 2nd garden. Cross the driveway and you'll discover your very own fruit garden home which grows cox apples, cherries, gooseberries, blackcurrants and wild roses.



Extra Information

- This home is double glazed
- The gas central system has been maintained regularly
- The garage has electric doors
- There is a useful outside tap (the garage has power and water)
- The university is just a 15-minute drive.
- Junction 34 of the M6 is just 1 mile via the Bay gateway bypass
- This home is council tax band F

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