



listing



Informazioni sull'Agente

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Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 734,773.23

Posizione

Nazione:	United Kingdom
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Descrizione:

From the minute you walk through the front door or from the garage into the traditional stone-built porch and into the hallway, this farmhouse feels like home.

As you move through the welcoming hallway, into the spacious kitchen, and look ahead, you cannot help but catch your breath as your attention is caught by the stunning vista before you. A beautiful patchwork quilt of grassland and grazing cattle, huge skies, rolling hillsides and an unashamedly rural setting, just envelopes you. You can watch, as skilled craftsmen of the fields grow and collect their grass and feed their stock. Alternatively, you can observe weather systems coming in from the West "over yonder".

Indeed, from this same dining room, you can see right to the bottom of the garden in the distance. This includes expanses of tamed field and lawn, fruit trees and bushes, a walled terrace, some stone buildings and a patio. In total there are two plots, one being 0.26 acres grassfield and another 0.36 acres.

This wonderful dining room, which seamlessly blends with the kitchen, is suitable for a sizeable table and sofas besides. It forms the most beautiful setting for evening drinks and a family dinner.

Meanwhile, the very well-equipped kitchen has a dual aspect to it, offering both a chef's delight and a social space for family and friends. The kitchen/dining room area, the walk-in pantry, and downstairs



bathroom, all benefit from the warm rosy glow of the beautiful tiles under foot creating an expansive open-plan feel, blending nicely with the expansive view beyond.

A gas-fired hob on a range with four electric ovens, allows power and control when cooking. There is room for more than one refrigerator that will house all the food you will ever need. A multitude of fitted units and drawers, a walk-in pantry, a substantial utility room and a sizeable garage could all support the kitchen with further potential storage and freezer space. A busy family needing a constant wardrobe supply, would be well-catered for by means of using the afore-mentioned utility. It currently houses a washing machine, a tumble dryer, fitted base units, has plentiful hanging and folding space and is a space that is made even more amazing, by a window with a view of upper Teesdale.

In addition to the ground floor rooms, two studies offer complete peace and quiet to residents, and the means to organise all household paperwork. These spaces are ideal for hobbies or working from home.

Four bedrooms, spread over two floors, offer versatility and comfort for all manner of age and ability, meaning that a multi-generational option can be taken advantage of, if required. This aspect adds both an interesting dimension and undeniable value to this property.

To the first floor: Bedroom 1, has a substantial dressing room area and ensuite, whilst a family bathroom serves another bedroom.

There is a second, rear-facing garage which has many potential development opportunities. For example, it could potentially be turned into another ground floor ensuite bedroom with a stunning view. Or, thinking outside the box, perhaps this space could become a recording studio or a gym with a sauna..

The property does not struggle for lounge space because, at ground level, a large snug with an immense inglenook fireplace. a multi-fuel stove, and exposed beams, is where the family can break away after dinner. Overlooking the front garden with wisteria-framed windows, what could be more satisfying?

On the first floor, there is a very large feature lounge that contains a mezzanine section, which is ideal for storing LPs, CDs, books and other "objets de famille". The lounge has a super, vaulted ceiling which, with its exposed beams, adds a spectacular edge to the design of this superb space. It is just the perfect place for entertaining. The brick-lined fireplace and wood-burning stove, serve as a glorious focal point, making this room a real show-stopper. From this elevated position, it is possible, through the large panes of the window that run from the floor to eye level, to simply observe the extraordinarily beautiful scenery in the Vale of Teesdale. Utilising the cherished dark skies at night and the extra-tall feature windows, this room is just ideal for star-gazing enthusiasts.

Beyond the garden, connected to the property, is a large reasonably-level field (0.26 acres) which may serve as a potential business opportunity, or simply a great space for your children and your pets. There seem to be endless outcomes and possibilities.

Mickleton is 8 miles from Barnard Castle and 2 miles from Middleton in Teesdale. The latter is a busy village with several shops and cafes, and is famous for sitting on the Pennine Way.



Mickleton itself has a supportive community, with a large and extremely busy village hall in the centre. It is in here, that there are a multitude of activities, including an RnB club called "Mickleton Live". There are two very good pubs and a petrol station, which is a hugely supportive organisation, where fuel is available to you 24 hours a day. Qualified mechanics can MOT and service your vehicle. Mickleton is in an AONB an SSSI and UNESCO GEOPARK.

Barnard Castle is famed for its castle, around which the town - the "Castle Keep"- has been built. It has outstanding primary and secondary schools and the community is well-supported by a wide range of both artisan, mainstream and many successful antique shops. Families thrive in the Barnard Castle area, with very active schools that produce Oxbridge students, musicians and international sports players. There are so many outlets to be involved in; To start with there are The Castle Players, the amateur dramatics organisation that put on several substantial plays every year. The Teesdale Operatic Society that produce musicals, The Witham Town Hall where there are clubs and activities to get involved in and The Choral Society, who perform in Durham Cathedral and The Bowes Museum. "The Bowes", as it is known, is a purpose-built Museum which is built in the shape of a French Chateau and is set in glorious, formal gardens with tennis courts, a proper tennis pavilion and a Bowls Club. Then there is a busy cricket club, rugby club and a leisure centre.

PLEASE NOTE: The leasehold is an ancient lease agreement applying to large parts of Mickleton called the Mickleton Lease. It acts like a freehold, with no ground rent or constraints like normal leaseholds. There are approximately 500 years left of this leasehold agreement, which was originally 1000 years old.

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Comune

Camere da letto:	4
Bagni:	1
Finito piedi quadrati:	265 mq

Lease terms

Date Available:

Contact information

IMLIX ID: RS2815



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