



## listing



### Agent Info

Naam:	Tony Dobbins
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Mistlampen:	United Kingdom
Experience since:	
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 1,285,771.8

### Locatie

Aanbevolen Auto Onderdelen:	United Kingdom
Geplaatst:	13-04-2026

### Omschrijving:

Commanding an enviable position with stunning, far-reaching views over open countryside, Broad Acres is an exceptional, recently renovated detached home offering an extraordinary 4090 sq ft of internal accommodation.

Situated near the sought-after village of Bolam, this property masterfully combines expansive lateral living with high-specification contemporary finishes, creating a residence of significant distinction. The location affords a quintessential country lifestyle, rich in tranquillity and rural appeal, whilst maintaining convenient access to Darlington's amenities and the wider region's transport infrastructure.

The approach to Broad Acres is via an extensive block-paved driveway, providing ample off-street parking and leading to a substantial garage with electric up-and-over doors. The property's considered design and mature surroundings intimate the scale and quality that lie within.

Internally, the residence has been subject to a significant transformation, most notably evident in the breathtaking open-plan kitchen, dining, and family area. This incredible extension serves as the heart of the home, a luminous and versatile space meticulously designed for modern family life and sophisticated entertaining. It features a high-quality fitted kitchen with an extensive range of wall and base units, quartz work surfaces, an electric range oven with induction hob, an American-style fridge/freezer, and an integrated dishwasher. Multiple sets of bi-fold doors seamlessly connect this principal living zone to the



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gardens and terrace, bathing the space in natural light.

Complementing this, a separate, elegant lounge offers a fireplace with a log burner and further bi-fold doors to the rear garden. An additional highlight is the orangery, also featuring bi-fold doors to the garden and providing a tranquil retreat, further entertaining space or home office/gym.

The predominantly ground-floor accommodation is intelligently arranged. It includes a welcoming entrance porch with ceramic tiled flooring and a spacious entrance hall. There are two well-proportioned ground-floor bedrooms: Bedroom 3 with carpet flooring and storage, and Bedroom 4, currently configured as a study, with laminate flooring. A comprehensively appointed ground-floor cloakroom features a walk-in shower. Practical needs are met by a well-equipped utility room with quartz work surfaces and a separate pantry.

The first floor hosts two principal bedroom suites. The master bedroom is a luxurious sanctuary, complete with a dedicated dressing room and a lavishly appointed en-suite bathroom featuring both a bath and a separate walk-in shower. Bedroom 2 is another generous double room, also benefiting from its en-suite shower room and double glazed patio doors opening to a balcony or sun terrace, perfectly positioned to capitalise on the views.

Externally, the property's main asset, beyond its sheer scale, is its magnificent plot. The extensive rear garden is predominantly south-facing, featuring a substantial terrace ideal for al fresco dining, manicured lawns, and those uninterrupted countryside views. The grounds offer a remarkable degree of privacy and a genuine connection to the surrounding landscape. Heating is provided by an oil system, supplemented by underfloor heating and a woodburner.

Broad Acres represents a rare opportunity to acquire a substantial, highly specified home tailored for those seeking exceptional space, level access for versatile living, and an idyllic country setting. It is perfectly suited to the discerning buyer desiring a unique residence finished to an exacting standard.

Call NOW to view.

## **Algemeen**

Slaapkamers:	4
Badkamers:	3
Afgewerkte vierkante meter:	380 m <sup>2</sup>

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: RS2399



IMLIX

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