



## listing



### Agent Info

Naam:	Tony Dobbins
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Experience since:	
Service Type:	Selling a Property
Specialties:	
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### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 885,770.17

#### Locatie

Aanbevolen Auto Onderdelen:	United Kingdom
Geplaatst:	12-06-2024

#### Omschrijving:

As you approach this exceptional property, its sleek, modern facade and immaculate design leave a lasting impression. This outstanding residence boasts an impressive 2,666 square feet of living space, with every corner reflecting a dedication to quality and style.

The exterior features beautifully landscaped gardens, offering a serene escape with lush lawns, meticulously maintained plantings, and west-facing views that capture the evening sun. The expansive block-paved driveway provides ample parking for six cars and includes an EV charging point, combining practicality with elegance. This stunning outdoor space is perfect for alfresco dining, entertaining, or simply enjoying the tranquil countryside surroundings.

Step inside to a spacious, open-plan living area that immediately captivates with its sense of light and space. The centrepiece of the home is the expansive lounge/dining area, spanning an impressive 590 square feet. This space is perfect for hosting unforgettable dinners or enjoying intimate family moments, with elegant touches like Bang & Olufsen ceiling speakers and a floating sound bar enhancing the ambience. The impressive open tread staircase, while striking, integrates seamlessly into the living area without overwhelming it.

This kitchen is a chef's dream and a social hub all in one. A symphony of high gloss finishes and state-of-the-art appliances, it features a 3.8-meter island that provides ample space for both preparation and casual



dining. The island, illuminated by stylish lighting, is the perfect spot for morning coffee or evening cocktails. The kitchen is equipped with dual wine coolers, a Smeg induction hob, and a Caple downdraft extractor, ensuring you have everything you need for culinary excellence. Integrated Bosch pyrolytic ovens, microwave ovens, and warming drawers provide additional functionality, while Caple wine coolers and an Insinkerator hot tap and waste disposal add luxury and convenience. The glass ceiling lantern floods the kitchen with natural light, creating an inviting and vibrant atmosphere.

Continuing on the ground floor, you'll find a practical utility room, complete with integrated appliances, including a Bosch washing machine and a Baumatic tumble dryer. This space is designed to keep your household running smoothly and efficiently, with ample storage and Porcelanosa floor tiles for easy maintenance. Adjacent to the utility room is a convenient cloakroom, featuring modern fixtures and underfloor heating, perfect for guests. A convenient office is ideal for those who need to work from home. However, the true genius of the room is how easily it can be transformed into a bedroom for guests or those needing level access.

Additionally, there is a separate lounge that offers a more intimate setting. This room is a masterclass in comfort and style, featuring triple-aspect windows that flood the space with natural light. The Bang & Olufsen Moment surround sound music system makes this space perfect for relaxation and entertainment.

Moving upstairs, the tour continues with the stunning main bedroom. This sanctuary of tranquillity and sophistication features high vaulted ceilings with Bang & Olufsen ceiling speakers, air conditioning, and French doors giving exceptional views of the countryside. The suite also offers a luxurious dressing room with double-hung clothes rails and ample shelving, perfect for organizing your wardrobe in style.

Now, make your way to the family bathroom – a true highlight of this exceptional home. This expansive space is designed to offer a spa-like experience, right in the comfort of your home. Featuring Bang & Olufsen ceiling speakers, a stunning Porcelanosa free-standing bath positioned under a skylight, it's the perfect spot for a relaxing soak while enjoying the natural light. The bathroom also boasts a spacious walk-in overhead shower with a sleek glass screen, providing a luxurious rain shower experience. Dual contemporary vanity units with basins and chrome mixer taps add both style and functionality, while the elegant tiling and underfloor heating ensure comfort and warmth underfoot. The bathroom's design and finishes create an atmosphere of pure luxury and relaxation.

The first floor also boasts two additional spacious bedrooms. Bedroom 2 offers a generous space with full-height double-hung mirrored wardrobes and access to a stylish en-suite Jack and Jill shower room, featuring a walk-in shower and contemporary fixtures. Bedroom 3 is similarly well-appointed, with high gloss fitted cupboards and also has access to the Jack and Jill bathroom.

Living at Wayside Lodge means embracing an exceptional lifestyle. Just moments away, you'll find the luxury of Rockliffe Hall with its world-class spa and golf facilities, and The Bay Horse, renowned for its fine dining. The area offers beautiful walks and trails for outdoor enthusiasts, and excellent transport links, including nearby Darlington Railway Station and major roadways, ensure easy commuting. Darlington town centre, with its vibrant shops, restaurants, and cultural venues, is just a short drive away.

This remarkable property is perfect for discerning buyers who seek the finest in modern living. Wayside



Lodge offers a harmonious blend of contemporary design and rural charm, providing the perfect living experience in Hurworth-on-Tees. Whether you're looking for a luxurious and spacious home or you're seeking a stylish retreat with excellent connectivity and a country lifestyle, Wayside Lodge is the ideal choice.

Experience the exceptional design and luxury for yourself by arranging a private viewing.

Call us and step into a world of unparalleled quality, sophisticated design and refined living.

## **Algemeen**

Slaapkamers: 4  
Badkamers: 2  
Afgewerkte vierkante meter: 259 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: RS2060

