



Richmond Park, Walkington HU17 8FE

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EXCLUSIVE



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***PART EXCHANGE CONSIDERED ***This exceptional three-bedroom detached residence exudes contemporary elegance and offers an impressive array of modern comforts, crafted to perfection by renowned local developer Wryde Homes. Celebrated for their meticulous attention to detail, high-end finishes, and unique, bespoke designs, this home stands proudly as a true one-of-a-kind.

Striking aluminium double-glazed windows bathe each room in natural light, while underfloor heating flows seamlessly throughout the house, creating a warm and refined ambience. Luxurious bathrooms, premium materials, and a thoughtfully curated layout elevate the living experience, whether you are hosting memorable family gatherings or unwinding within the expansive open-plan space.

The ground floor welcomes you with a grand entrance hall leading to an impressive open-plan kitchen, dining and living area, a second reception room ideal for relaxation or work, a practical utility room, and a stylish guest WC. Upstairs, the opulent master suite boasts a spacious walk-around dressing room and a beautifully appointed en-suite. Two further generous double bedrooms and a chic family bathroom complete the first-floor accommodation.

Externally, the property continues to impress with ample private parking, a double garage, and a substantial rear garden—an idyllic setting for outdoor entertaining or peaceful retreat. This remarkable home combines luxury, comfort, and individuality, offering an unparalleled lifestyle opportunity.





Entrance Hall

Front door, double-glazed window to the rear aspect. wooden herringbone flooring, fitted cloaks cupboard, power points, and stair case ascending to the first floor landing.

Downstairs Cloakroom

Double-glazed window to the front aspect, wooden herringbone flooring, part tiled walls, low flush WC, wash hand basin with vanity unit and extractor fan.

Snug / Reception Room

Double-glazed windows to the front and side aspects, herringbone wooden flooring and power points.

Open plan Lounge/Dining area

Double-glazed windows to the side aspects, herringbone wooden flooring, feature living flame fireplace, TV point and power points.

Kitchen area

Double-glazed window to the side aspect, herringbone wooden



flooring, a range of wall and base units with a Quartz worksurfaces, sink and drainer unit with drainage grooves and tiled splashbacks, electric double oven, integrated fridge/freezer kitchen island with breakfast bar feature, electric induction hob and integrated extractor and power points.

Utility Room

Double-glazed window to the side aspect, door opening to the rear garden, wooden herringbone flooring, a range of wall and base units with work surfaces, space for washing machine, power points.

First Floor Landing

Double-glazed windows to the front and rear aspects and power points.

Bedroom 1

Double-glazed window to the rear aspect, wall panelling, walk around dressing room with fitted wardrobes with hanging rails and draws, power points and TV point.



En-Suite

Double-glazed window to the front aspect, tiled flooring, tiled walk in shower cubicle with rainfall power shower, low flush W/C, wash hand basin with vanity unit and tiled splashbacks, heated towel rail and extractor fan.

Bedroom 2

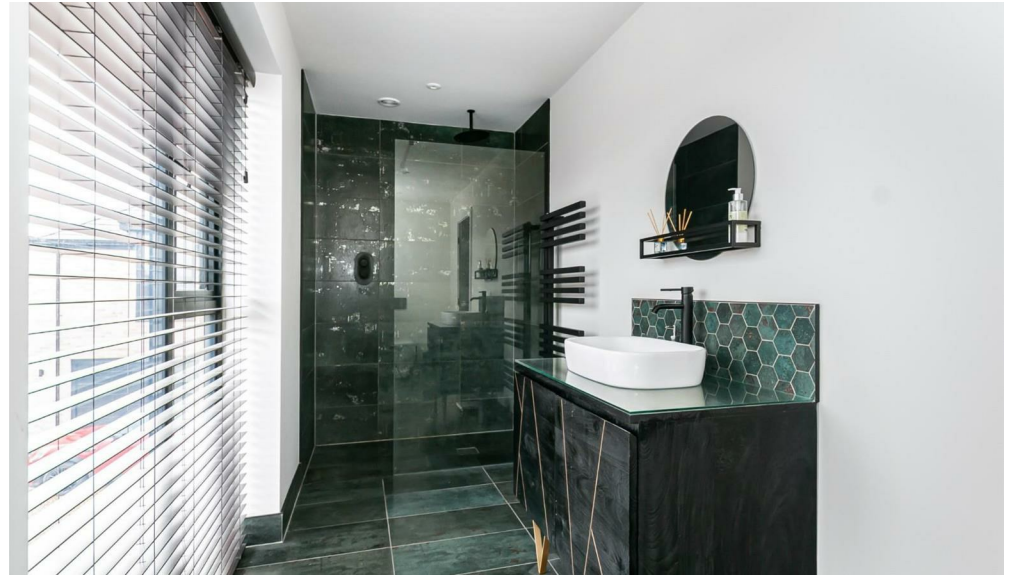
Double-glazed windows to the side and rear aspects, loft access and power points.

Bedroom 3

Double-glazed window to the front aspect, fitted wardrobes and power points.

Bathroom

Double-glazed window to the side aspect, tiled flooring, four piece bathroom suite comprising; freestanding bath with mixer taps, low flush WC, wash hand basin with vanity unit and tiled splashbacks, tiled walk in shower cubicle with rainfall power shower, heated towel rail and extractor fan.



Double Garage

Electric up and over door with power and lighting.

Garden

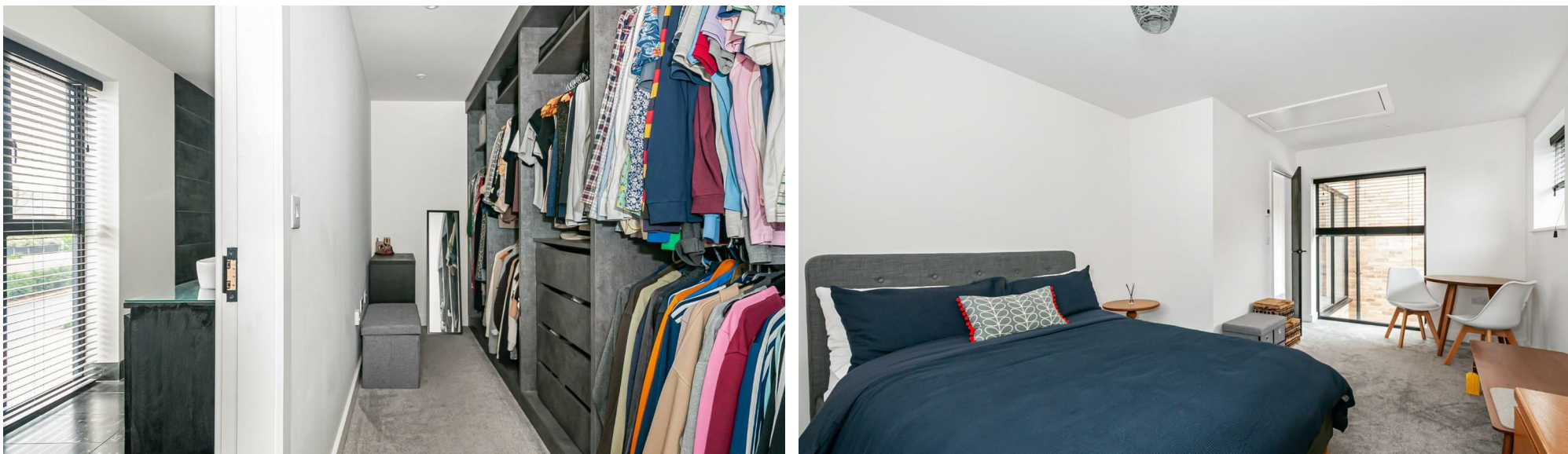
Side entrance to the rear landscaped garden which is mainly laid to lawn with plant and shrub borders, patio area outside light and taps.

Parking

Large driveway to the front of the property with parking ample parking.

Part Exchange Considered

The vendors of this property are looking to downsize in and around the Walkington area, they do not mind a property that may require work doing to it, or something that is already done and ready to move into. They are looking for properties in the region of £500,000. If you like the look of this home and have something as described and would like further information on the part exchange idea please do not hesitate to contact the office.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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Approximate Gross Internal Floor Area = 179.2 sq m / 1929 sq ft

Garage Area = 35.3 sq m / 381 sq ft

Total Area = 214.5 sq m / 2310 sq ft

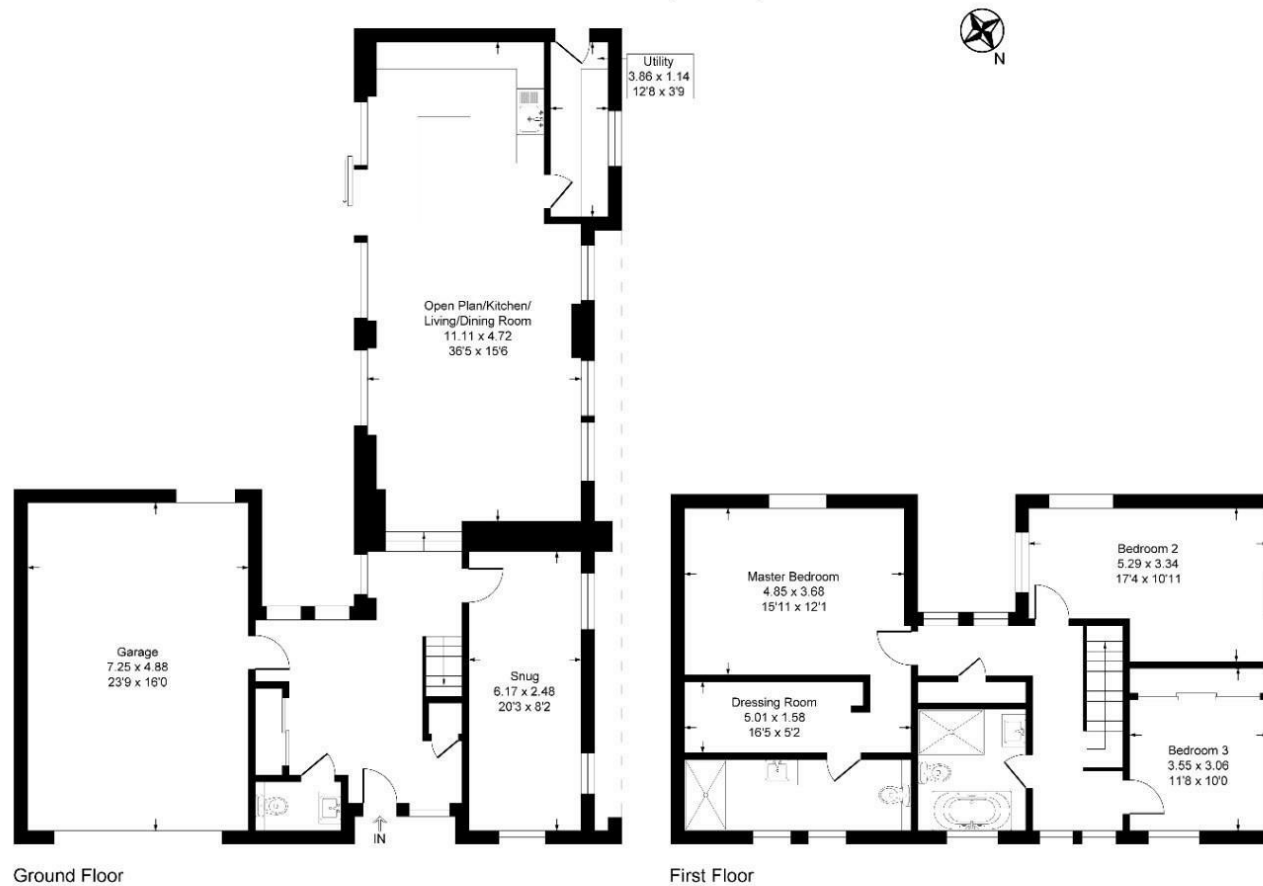
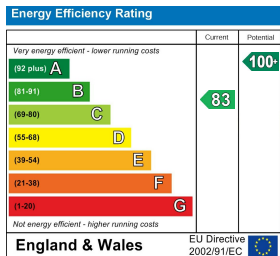


Illustration for identification purposes only, measurements are approximate, not to scale.



Viewing Arrangements

Strictly by prior appointment only through the agent Hunters Hunters Beverley -
01482 861411 <https://www.hunters.com>

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