

HUNTERS®

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The Barn, Holt Lane, Leeds, West Yorkshire, LS16 7NN

Offers In The Region Of £1,150,000

Property Images



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Approximate Area = 5410 sq ft / 502.5 sq m (includes garage)

Outbuilding = 428 sq ft / 39.7 sq m

Total = 5838 sq ft / 542.3 sq m

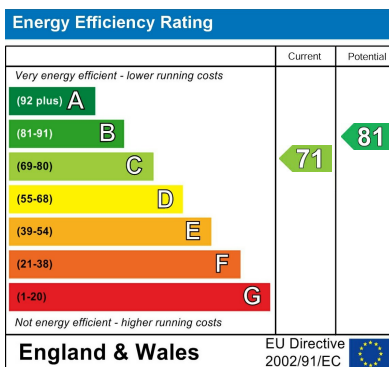
For identification only - Not to scale



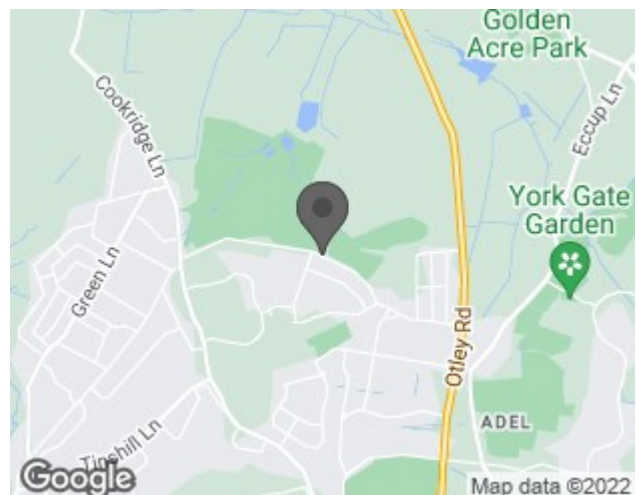
Certified
Property
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2022. Produced for Hunters Property Group. REF: 824198

EPC



Map



Details

Type: House - Detached Beds: 7 Bathrooms: 4 Receptions: 4 Tenure: Freehold

Summary

Hunters Exclusive Homes have been selected to market this substantial and versatile barn conversion with equestrian facilities, panoramic views and an annex. The property sits within mature and extensive grounds and lies adjacent to Cookridge golf course. Sure to appeal to a larger family looking to acquire their 'forever home' the property has potential to create something truly stunning.

Accommodation briefly consists of an entrance hallway, kitchen, utility room, a spacious lounge, formal dining room and guest wc. To the first floor can be found a very large games room, the master bedroom with en suite, bedrooms two, three, four, five and home office, shower room and the main house bathroom. The annex consists of a dining kitchen, bedroom one, bedroom two / office and bathroom.

Externally the property sits within mature, well presented an established grounds. The property is accessed via a long private driveway which opens out into a large parking and turning area. There is a paddock to the front of the house and a large lawned garden to the rear with trees, mature shrubs and a sunny aspect. There is also a double garage, old stable block (with scope to convert) and an enclosed courtyard.

The property enjoys a secluded, semi rural yet convenient setting with access to several highly regarded primary and secondary schools, a wide range of amenities, and a cut through public right of way to Golden Acre Park.

Features

- VERY IMPRESSIVE AND SUBSTANTIAL BARN CONVERSION • EQUESTRIAN FACILITY • LARGE GROUNDS AND Paddock • PANORAMIC VIEWS • ANNEX • CLOSE TO HIGHLY REGARDED SCHOOLS AND AMENITIES • HUNTERS 360 TOUR • A MUCH LOVED FAMILY HOME • SECLUDED, RURAL YET CONVENIENT LOCATION • EPC RATING = C