

Oakdene Farm Great Oak Road, Bignall End

£425,000 Freehold



GUIDE PRICE £425,000 – £450,000 • Bright and Spacious Dual-Aspect Living Room – Filled with natural light and ideal for relaxation or entertaining. • Stylish Open-Plan Kitchen/Diner – Featuring a large central island and a full suite of high-quality, integrated appliances. • Large Private Garden and Ample Parking – Expansive outdoor space with covered lean-to, double carport, shed, and driveway for multiple vehicles. • Ample and Clever Storage Solutions – Featuring a built-in wardrobe in the third bedroom, an under-stairs cupboard, and an upstairs airing cupboard, plus an outdoor shed for additional storage. • No Onward Chain – Ready for a quick and hassle-free move-in.



GUIDE PRICE £425,000 – £450,000. Tucked away in the picturesque and sought-after village of Bignall End, this beautifully appointed three-bedroom Character home offers an exceptional lifestyle opportunity for families, professionals, or those simply seeking space, comfort, and character in equal measure. Offered with no onward chain, it presents a rare chance to move straight in and start enjoying everything this wonderful home has to offer without delay.

From the moment you arrive, the home exudes charm – its attractive exterior, generous plot, and well-maintained surroundings set the tone for what lies within. Step through the front door and you're welcomed into a bright, inviting hallway that leads to a stunning dual-aspect living room. Bathed in natural light from large windows at both ends, this space feels instantly uplifting, ideal for relaxing with a book, catching up with family, or hosting guests in a warm and open setting.

Moving through to the second lounge, the atmosphere shifts to cosy and intimate. A gorgeous log burner takes centre stage, casting a soft glow on cooler evenings and providing a perfect backdrop for winter nights in. This room flows seamlessly into the open-plan kitchen and dining area – the heart of the home – where style meets function in impressive fashion.

The kitchen/diner is nothing short of spectacular. Designed with both entertaining and everyday life in mind, it boasts a generous layout with a large central island – perfect for casual breakfasts, meal prep, or gathering with friends over drinks. The sleek induction hob is neatly integrated, while a full suite of high-quality appliances – including a double oven, fridge, freezer, dishwasher, and washing machine – are cleverly concealed within the modern cabinetry. Sunlight streams in through multiple windows, creating a vibrant and cheerful space that instantly lifts your mood. A cleverly placed under-stairs storage cupboard adds further practicality without compromising the room's aesthetics.

Upstairs, the sense of space and light continues. The main bedroom is a tranquil retreat – spacious enough for a double bed and additional furnishings, yet still feeling light and uncluttered. The second bedroom, also a generous double, offers peaceful views over the rear garden – a calming outlook that enhances its restful atmosphere. The third bedroom, while more compact, is thoughtfully designed with a built-in wardrobe, making it a versatile space that can serve as a child's bedroom, stylish home office, or cosy guest room.

The contemporary family bathroom is beautifully finished, featuring a modern three-piece suite including a full-size bath with overhead shower, sleek fixtures, and tasteful tiling – ideal for both quick morning routines and indulgent evening soaks.

Step outside and the delights continue. The expansive rear garden is a private sanctuary, offering ample space for outdoor dining, children's play, gardening projects, or simply unwinding in the open air. Whether you're hosting summer BBQs or enjoying a quiet coffee under the covered lean-to area, the garden is a standout feature of the home. The double carport provides sheltered parking and connects to a useful shed for additional storage, while the generous driveway comfortably accommodates multiple vehicles – perfect for busy households or visiting guests.



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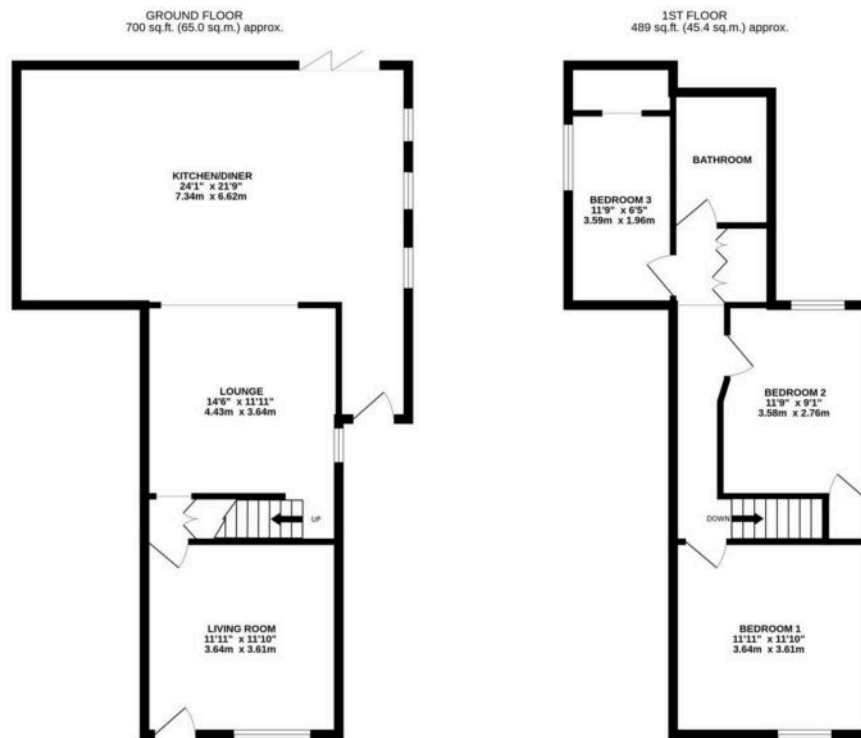
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: A





TOTAL FLOOR AREA: 1189 sq.ft. (110.4 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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