





Foxroyd Lane Dewsbury

Offers In Region Of £895,000

AN EXCEPTIONAL FIVE-BEDROOM HOME WITH STUNNING VIEWS

THIS BEAUTIFULLY APPOINTED THREE-STOREY DETACHED RESIDENCE OFFERS GENEROUS AND VERSATILE LIVING SPACE, PERFECTLY SUITED TO MODERN FAMILY LIFE. DESIGNED WITH COMFORT AND STYLE IN MIND, THE HOME FEATURES A MAGNIFICENT OPEN-PLAN KITCHEN, DINING, AND SITTING AREA—IDEAL FOR BOTH EVERYDAY LIVING AND ENTERTAINING. THE SLEEK KITCHEN IS COMPLETE WITH HIGH-END INTEGRATED APPLIANCES, A CENTRAL ISLAND, AND DIRECT ACCESS TO THE PATIO, SEAMLESSLY BLENDING INDOOR AND OUTDOOR LIVING.

A SEPARATE UTILITY ROOM AND GUEST CLOAKROOM ADD PRACTICAL CONVENIENCE, WHILE THE MAIN LOUNGE PROVIDES A PEACEFUL RETREAT WITH SERENE OUTLOOKS. UPSTAIRS, THE IMPRESSIVE MASTER SUITE INCLUDES A LUXURIOUS EN-SUITE BATHROOM AND A SPACIOUS WALK-IN WARDROBE. FOUR FURTHER DOUBLE BEDROOMS ARE SERVED BY A CONTEMPORARY FAMILY BATHROOM AND AN ADDITIONAL MODERN SHOWER ROOM.

Outside, the landscaped garden boasts a generous patio for summer gatherings, a well-maintained lawn, and an additional seating area-offering a superb outdoor lifestyle. At the front, electric gates open to a spacious driveway leading to an integral double garage, providing ample parking and secure access.

Ground Floor

Entrance Hall

A stunning welcome awaits as you enter this remarkable home, where beautiful oak flooring and a contemporary glass banister immediately set the tone for the elegant design and high-quality finishes found throughout. The ground floor also benefits from ample built-in storage, thoughtfully integrated to provide both practicality and convenience. Additionally, there is internal access to the integral garage, complete with an electric door, offering secure and effortless entry to the property.



The Lounge

The lounge is beautifully designed, offering a stylish and comfortable space that's perfect for both relaxing and entertaining. Finished with elegant oak flooring and underfloor heating, it exudes warmth and sophistication. Double doors open onto a magnificent balcony, creating a seamless indoor-outdoor connection. It's the perfect spot to sit back, unwind, and soak in the stunning views-a truly special feature of this exceptional home.

Bedrooms

Serving this floor are two generously sized double bedrooms, each featuring built-in storage and benefiting from the same high-quality wooden flooring and underfloor heating as the rest of the level. These rooms are ideal for family members, guests, or even a home office setup.

House Bathroom

The house bathroom exudes luxury and style, finished to an exceptional standard with contemporary fittings. It features a sleek wet-floor design, complemented by a deep sunken bath and a spacious double walk-in shower, with a modern washbasin sits elegantly with vanity units below, while a low-level toilet completes the space. Fully tiled, the room is further enhanced by a heated wall mirror.

Lower Ground Floor

Kitchen Diner

The open-plan dining kitchen forms the true heart of the home-an expansive, stylish space designed for modern family living and effortless entertaining. The kitchen is beautifully appointed with sleek, contemporary units, luxurious quartz worktops, and a full range of high-end integrated appliances, including Bosch dual ovens, a steam oven, microwave, Neff induction hob, a state-of-the-art extractor fan, wine fridge, and dishwasher. At its centre sits a versatile island, providing the perfect hub for casual dining, social gatherings, or serving pre-dinner drinks. This elegant yet functional space blends style and practicality in perfect harmony. The space comfortably accommodates a large dining table and chairs, making it ideal for hosting memorable meals with family and friends. The adjoining living area is bright and welcoming, flooded with natural light through double doors and sliding patio doors that not only frame stunning views but also open directly onto a spacious patio-perfect for summer entertaining and al fresco dining. This lower ground area is finished with polished porcelain tiles and benefits from underfloor heating throughout, delivering both visual elegance and a warm, inviting atmosphere underfoot.

Utility

This level also includes a dedicated utility room, thoughtfully designed to echo the style and finish of the main kitchen, offering a practical space for laundry tasks and additional storage.

Cloak Room

A contemporary guest cloakroom, thoughtfully designed for both style and practicality. It includes a modern toilet and washbasin, along with additional storage perfect for neatly storing coats, boots, and everyday essentials.

Second Floor

The second floor is introduced by a spectacular floor-to-ceiling window, which floods the landing with natural light and frames breathtaking views. This beautifully proportioned space features a continuation of the elegant oak flooring and a sleek glass banister, adding a sophisticated sense of style and luxury. Thoughtfully designed for practicality as well as aesthetics, the landing also offers ample storage, with two sets of built-in cupboards providing convenient and discreet space for everyday essentials.



Master Bedroom

A stunning master bedroom suite offers a true sense of retreat, combining generous proportions with elegant styling. This serene space features a private balcony, perfect for morning coffee or evening relaxation. A spacious walk-in wardrobe provides superior storage. The highlight of the suite is the luxurious en-suite bathroom, thoughtfully designed with a deep sunken bath positioned to enjoy panoramic views, a double walk-in shower, dual sink vanity units, and a low-level toilet, the ensuite is fully tiled with wet flooring, underfloor heating and heated mirror. Every element of this suite has been crafted to create a peaceful, private sanctuary ideal for unwinding in complete comfort.

Bedrooms and Shower Room

Also on this floor are two further spacious double bedrooms, each beautifully presented and complete with fitted wardrobes, making them ideal for family members and guests. Completing the floor is a contemporary shower room, designed with a walk-in dual-headed shower and a sleek wet-floor system. The space also features underfloor heating, heated mirrors, a modern washbasin with integrated vanity units, and a low-level toilet-all finished to a high standard, combining comfort with convenience.

External Areas

The home is set behind impressive electric gates, opening onto a spacious driveway that can accommodate several vehicles. The integral garage offers both additional storage and secure, convenient access with its electric door.

To the rear, the beautifully landscaped garden features a large, paved patio, ideal for barbecues and outdoor gatherings. A well-maintained lawn and an additional patio area create a versatile and inviting outdoor space, perfect for relaxing, entertaining, or simply enjoying warm summer evenings in comfort and style. All of which overlooks breath-taking views,

ADDITIONAL INFORMATION

Council Tax: F

EPC: TBC

Tenure: TBC

Parking: Off Road Parking

UTILITIES

Electric:TBC

Gas:TBC

Water:TBC

Heating: TBC

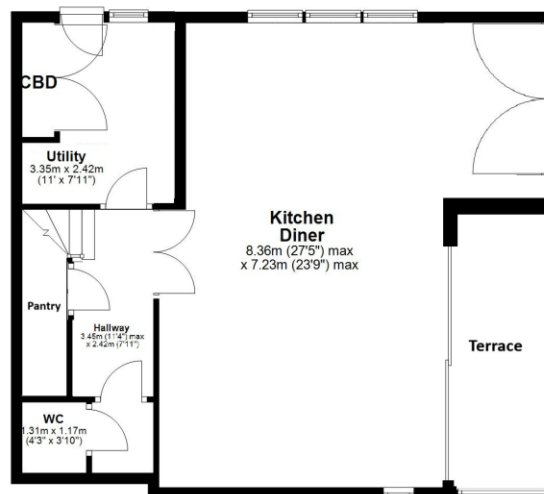
Broadband:Full Fibre Broadband

Mobile Coverage: 4G/5G check with your provider

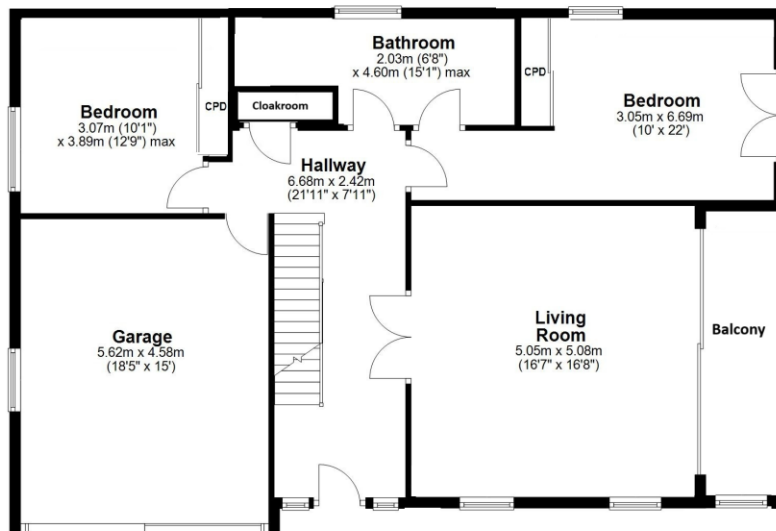
AGENT NOTES

- 1.MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. The measurements indicated are supplied for guidance only and as such must be considered incorrect.
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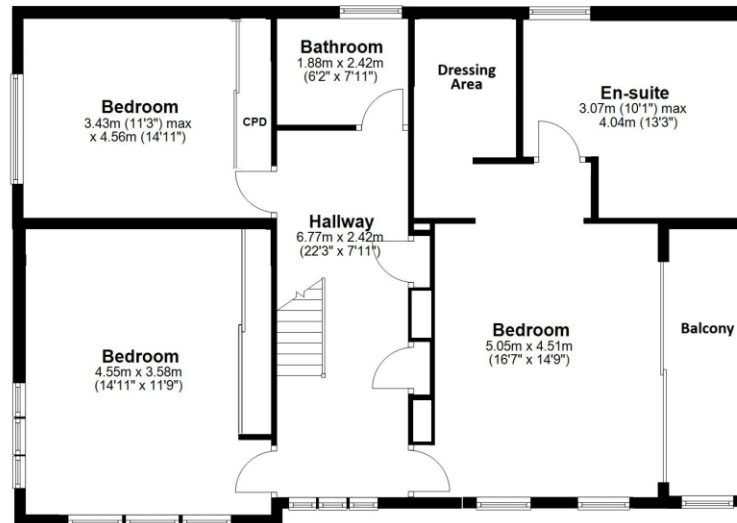
Ground Floor
Approx. 67.3 sq. metres (724.9 sq. feet)



First Floor
Approx. 107.2 sq. metres (1153.5 sq. feet)



Second Floor
Approx. 99.0 sq. metres (1065.4 sq. feet)



Total area: approx. 273.5 sq. metres (2943.8 sq. feet)











