



Wheelwrights

Bury Hill | Weston Under Penyard | Ross-on-Wye | HR9 7PS

FINE & COUNTRY



Step inside

Wheelwrights

Situated amidst stunning Herefordshire countryside just a few miles from Ross-on-Wye, Wheelwrights is a substantial detached edge-of-village home, with a huge range of wonderful features both inside and out. The property originally dates back to the 1800's, but was essentially rebuilt a few decades ago, and has been well maintained and upgraded by the current owners.

The accommodation is spacious and full of warmth and character, comprising a kitchen-dining room, conservatory and a very spacious lounge to the ground floor, with three good sized double bedrooms and a beautifully finished family bathroom to the first floor.

The property enjoys around 2.65 acres of ground in total, with fenced paddocks for horses, large gardens, an enclosed patio, plenty of parking, stables, a garage and stunning views towards Ross-on-Wye and Chase Woods.

The property lies just outside the village of Weston Under Penyard, just a few miles east of the Market town of Ross-on-Wye. The village itself is very sought after by families and retired couples alike, and has a primary school, village pub, village hall, bus stop and a variety of walks in nearby Penyard Woods.

A huge range of schooling, local independent shops, cafes and pubs can be found in Ross-on-Wye, with Gloucester, Newent and Ledbury also within easy reach. There is easy access to major road networks to Bristol, Cardiff, London and Birmingham.

The entrance hall features exposed stone walls and beams to the ceiling, with a staircase to the first floor and storage cupboard beneath.

From here, you enter the living room, which is a fantastic size, with ceiling beams, stone fireplace with woodburning stove, window offering lovely west-facing countryside views and double doors leading outside to the garden and patio area.

There is a spacious open plan kitchen-dining room, with farmhouse style kitchen featuring integrated eye level oven and microwave, integrated dishwasher and dual aspect windows giving a pleasant outlook over the gardens to one side and woodland views to the other.

As you head into the dining area, there is a stone fireplace with woodburning stove, a door leading outside and space for a good sized dining table.

Adjoining the dining area is a spacious conservatory, with terracotta floor tiles, atrium roof and a lovely outlook over the gardens.

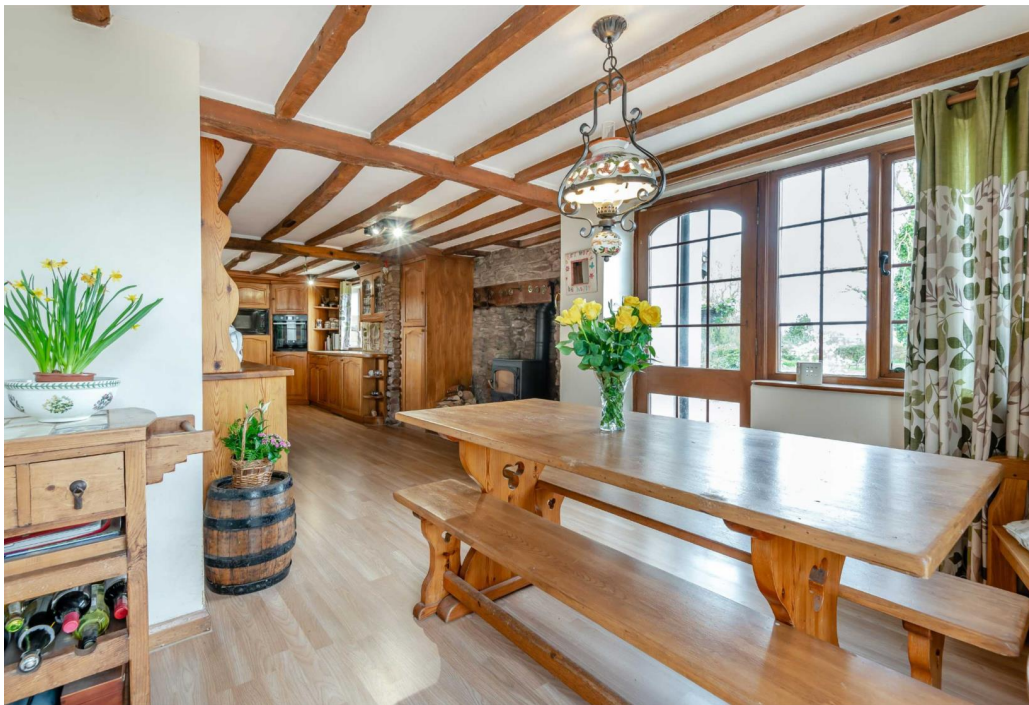


To the first floor are three generous double bedrooms, with the principal suite featuring built in wardrobes and south east views towards May Hill. Bedroom two offers a similar outlook, with fitted storage space, whilst the third bedroom has views to the front of the house, built in wardrobes and a built in dressing table with fitted wall mirror above.

The bathroom has been recently updated by the owners to a very high standard, with exposed stone columns, ceiling beams, a beautiful walk in shower with rain head and additional hand-held shower attachment, contemporary style freestanding bath, double vanity wash basin, bidet and W.C.

DIRECTIONS

Head out of Ross-on-Wye along the A40 towards Gloucester. On reaching the village of Weston under Penyard continue past the Weston Cross Inn and continue through the village. As you pass the newer housing estate on your right hand side, take the next left turning onto Bury Hill.







Step outside

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The property enjoys an enviable position, with south-east views towards May Hill at the rear, and North-West views to Ross-on-Wye, Chase Woods and the Black Mountains to the front.

There are 2.65 acres of ground in total. To one end of the plot is a pair of parallel pony paddocks making up around half of the land. A third paddock can be found to the opposite end of the plot, adjacent to the lane, and is enclosed with fencing.

There are two main areas of garden, with a large, sweeping area of lawn to the front of the house, featuring a range of specimen trees and a large wildlife pond. This is an ideal spot to sit and soak in those incredible sunsets on a summer evening. To the rear of the house is a smaller, more enclosed garden, which comprises lawn and hedging, and a footpath access to the garage.

There are two patio areas, including one to the south-east side of the house accessible from the conservatory, and another to the west side of the house next to the smaller garden area.

Outbuildings include a double stable block with tack room and additional storage room, and a detached double garage. There are two separate driveways, one to the garage and one leading to a large parking area at the side of the house with space for numerous vehicles.





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