



7 Barley Mews, Dronfield Woodhouse, Dronfield, S18 8XH



7 Barley Mews

Dronfield Woodhouse

£470,000

This deceptively spacious FOUR/FIVE BEDROOMED Grade II stone built barn conversion is enviably located on the fringe of the town in a quiet cut-de-sac being close to the Peak District yet within a few minutes of a good range of local amenities including renowned schooling, shops, parks and train station.

Equally ideal for a family or couple, the property enjoys many charming traditional features including beamed ceilings but benefits from modern day living having gas central heating, double glazing and garage. The accommodation briefly comprises: entrance hall with WC, large lounge/diner with feature fireplace and door to the rear, fitted kitchen with a range of appliances and door to the garden, ground floor snug/office/bedroom 5. First floor galleried landing with period features and many exposed beams. Three double bedrooms (one having en-suite shower rooms), single bedroom, and an excellent family bathroom.

Outside: mainly lawned garden with paved patio terrace and access to the rear of the single garage. Lawned front garden with mature established shrubs.



- Superb Grade II Listed barn conversion with garage
- Four/five bedrooms and two bathrooms
- Quiet mews development on the fringe of the town
- No upward chain and vacant possession
- Potential to purchase with all furniture included (subject to negotiation)
- Close to local amenities including train station
- Traditional features including exposed beamed ceilings
- Council Tax Band: E
- Tenure: Freehold
- All bedrooms with built in cupboards





Floor 0



Floor 1

Approximate total area⁽¹⁾
1262 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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