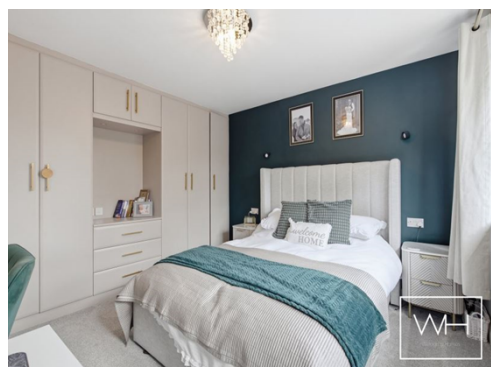
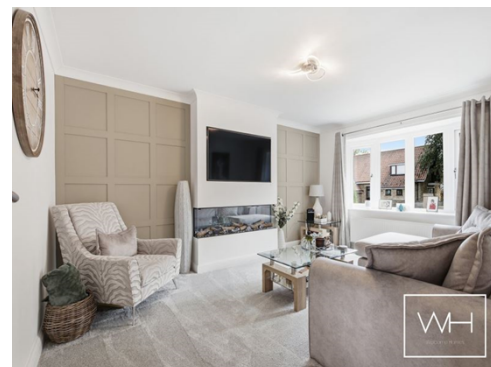




66 Park Drive, DN5 7LN
£495,000 Offers In Region Of
Tenure Freehold

- **Stunning Open Plan Kitchen, Dining & Living**
- **Two Sets of Bi-Fold Doors Opening to Garden**
- **Exceptional Four Bedroom Detached Family Home**
- **Private, Beautifully Landscaped Rear Garden**

Welcome Homes are delighted to present this exceptional four-bedroom detached family home, occupying a prime position on Park Drive – one of Sprotbrough’s most prestigious and highly sought-after residential addresses.

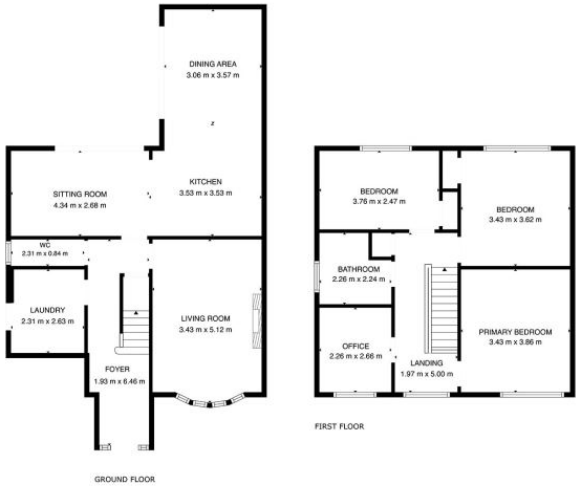
Beautifully presented and offering approximately 133 sq. m. (1,430 sq. ft.) of thoughtfully arranged accommodation, No. 66 is a home that has been completely transformed. Since purchasing the property in 2021, the current owners have undertaken an extensive back-to-brick renovation, combining significant improvements and thoughtful reconfiguration with beautifully considered interiors to create an outstanding home for modern family life.

COMPLETELY TRANSFORMED

This has been far more than a cosmetic refurbishment. The property was taken back to brick and extensively renovated, with improvements including new windows and external doors throughout. The section above the garage and front entrance has also been remodelled, including alterations to the roofline, enhancing the frontage and giving the property its distinctive contemporary appearance. Part of the original garage has been cleverly incorporated into the accommodation, retaining useful garage space to the front while converting the rear section to create a dedicated utility/laundry room and ground-floor WC. Throughout the house, the attention to detail is immediately apparent. A sophisticated neutral palette is complemented by decorative wall panelling, feature walls, statement lighting and carefully considered finishes, creating a home that feels individual, luxurious and, importantly, wonderfully welcoming.

THE HEART OF THE HOME

At the heart of No. 66 is the fabulous open-plan kitchen, sitting and dining space – a beautifully designed area that truly reflects the way families want to live today.



TOTAL: 133 m2
GROUND FLOOR: 73 m2, FIRST FLOOR: 60 m2
EXCLUDED AREAS: WALLS: 11 m2

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B		
(69-80) C		74
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	