



Bank Side
Brightholmlee, Sheffield

Offers in the Region of £1,475,000

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Imposing SEVEN BEDROOM Detached Period Farmhouse Dating Back to the 17th Century

Property Overview

- ****COMPLETE WITH APPROXIMATELY 20 ACRES OF TRANQUIL, PROTECTED GRAZING LAND****
- Considerable Residential, Equestrian & Agricultural Appeal
- Currently Utilised as Two Dwellings & Generating a Substantial Rental Income from The Barn
- Exceptional Main Living Space Featuring a Mezzanine Floor & Large Arched Window- Historically the Entrance to the Barn, & Flooding the Room with Natural Light



An extraordinary opportunity to acquire an imposing SEVEN BEDROOM detached period farmhouse, dating back to the 17th Century, and offering considerable residential, equestrian and agricultural appeal in a little-known, picturesque location within the Peak District National Park. Sympathetically modernised during an extensive restoration, including recently installed, solid Accoya windows throughout, this charming property has retained copious original features to include stonemasonry, vaulted ceilings, and exposed beams and trusses, whilst maximising the space through remarkable architectural design and mezzanine floors. Presently utilised as two separate dwellings, we shall explore The Farmhouse and The Barn separately. Set over three storeys, The Farmhouse briefly comprises of an inviting porch, contemporary open plan kitchen diner, exceptional living space featuring a large arched window- historically the entrance to the barn, and flooding the room with natural light, ground floor WC/ utility area, two luxury suites, both enjoying generous bedrooms, dressing areas and beautifully appointed en suites, and an additional, recently constructed third bedroom, benefitting from equally stylish en suite facilities. A handy, shared utility room continues into The Barn, a self-contained annexe boasting a further wealth of versatile accommodation, and currently generating a substantial rental income. Set over three floors, The Barn sees a breakfast kitchen, characterful living room, and a modern shower room to the ground floor, whilst four bedrooms reside to the first and second floor, the largest boasting a walk-in wardrobe and fabulous en suite showcasing a freestanding roll top bath set upon a mezzanine floor, alongside an additional family shower room. Enjoying a scenic approach, and orientated away from the quiet country lane upon which it is situated, the immediate grounds feature an ample, private driveway catering for numerous vehicles, a low maintenance, southerly aspect seating area, a stable block and a home office, both equipped with water, power and lighting. Idyllically located between three reservoirs in the rural hills of Sheffield, Snell House Farm enjoys its own natural water source, and lends itself to a family seeking a country life, with a wealth of resident wild animals and birds living off the land. Despite its rural tranquillity, Sheffield's vibrant city centre is less than 10 miles away, hosting a wealth of everyday conveniences, recreational facilities, restaurants, bars, excellent major commuting links and schools for all age groups. Wharncliffe Side Primary School, having most recently achieved a good Ofsted rating, is just a brief drive away. For secondary education, this exclusive property is also within the catchment area for the well regarded Bradfield School, which is easily accessible by school bus. Viewings are highly recommended to fully appreciate the history, extensive yet sympathetic renovations, and outdoor space being offered for sale.

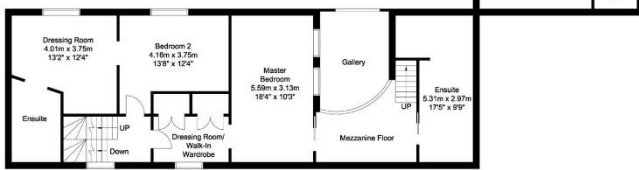
- Three Luxury Suites Complete with Generous Bedrooms, Dressing Areas & Beautifully Appointed En Suites
- Enjoying a Little-Known, Picturesque Location within the Peak District National Park
- Less than 10 Miles from Sheffield's Vibrant City Centre
- Council Tax Band: F EPC Rating: C- New Boiler & Greatly Enhanced Insulation Levels to Achieve an Impressive EPC Rating for Such a Period Property



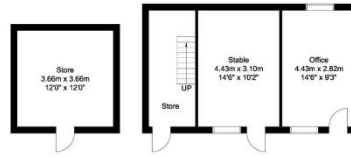
Road links are served by the M1 & A57 which offer greater transport links throughout the UK. Sheffield Train Station offers a trip to London King's Cross in less than 2 hours 15 minutes at selected times.



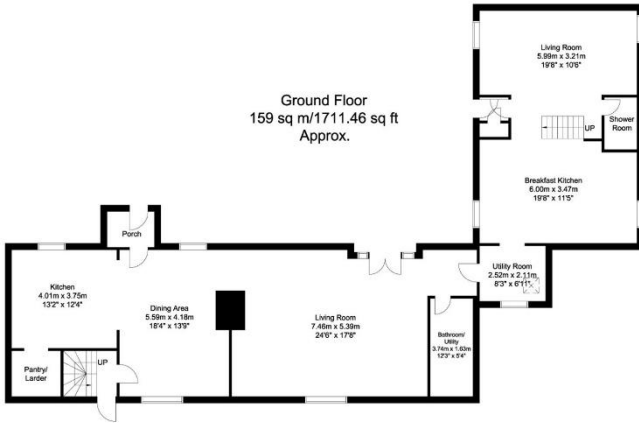
First Floor
141 sq m/1517.71 sq ft
Approx.



Outbuildings
48 sq m/516.66 sq ft
Approx.



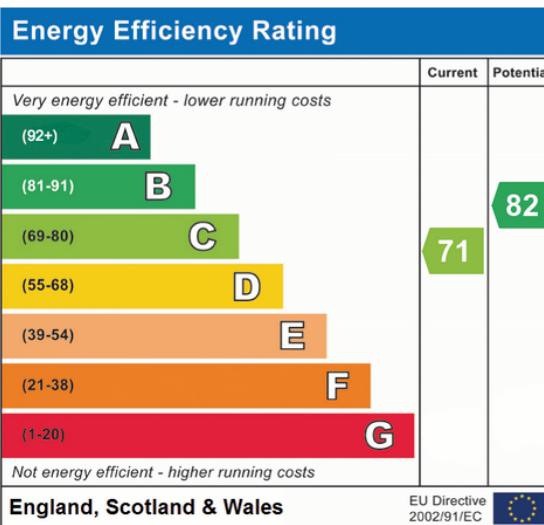
Ground Floor
159 sq m/1711.46 sq ft
Approx.



Second Floor
83 sq m/893.40 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan.
CP Property Services @2025



Tenure & Charges: Freehold- Vacant possession will be given upon completion

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.