



Snelson

Longshott Cottage, Longshott Farm, Pepper Street





The Property

This immaculately presented, cottage style, Georgian former farmhouse has very recently undergone a full bare brick renovation to a fantastic standard offering character features and modern styling effortlessly. Particular mention must be made of the stunning, open plan Living Dining Kitchen with island unit, stone worktops, feature log burner and dual French doors to the garden, the master bedroom suite with fitted wardrobes, vaulted ceiling, Velux windows and full ensuite bathroom as well as the beautifully appointed family bathroom and the addition of the utility and boot room to the ground floor. The vendor has also added a potential fourth bedroom within the detached self-contained annex with ensuite shower facilities or could be used as a home gym/office/party room or nanny accommodation.

Located in a super position on the edge of Snelson village, bordering Over Peover within a short walk of The Dog Public House and Chelford village with far reaching views over adjoining countryside whilst being ideally positioned for all major network links to the Northwest and beyond.

The property is approached over a sweeping golden gravel driveway, providing more than ample parking leading to the front entrance, flanked by lawned garden with feature planting, enclosed by mature hedging. The rear gardens are a lovely feature of the property, being generous in proportions with a private, open outlook over adjoining countryside. Laid to lawn in the main with well stocked beds to two sides and feature borders to the York stone flagged patio area, all fully enclosed by feather blade timber and estate fencing. Gravel pathway sweeps around the rear of the property, leading to the inner, courtyard style garden and detached annex with loggia, ideal for alfresco dining and enjoying the fantastic outlook.

Directions

From Knutsford Town Centre proceed along A537 passing the rail station on your left and proceed for approx 4 miles passing Toft Cricket Club and The Dun Cow public house through Ollerton. After passing The Egerton Arms public house turn right onto Pepper Street where the property will soon be seen.

SUMMARY OF ACCOMMODATION

- An immaculately presented detached former farmhouse fully renovated to a high standard throughout
- Stunning, spacious & flexible living accommodation
- Superb open plan living dining kitchen with high quality integrated appliances & separate utility room
- Three generous bedrooms & two bathrooms (one en-suite)
- Detached self-contained annex with en-suite shower room
- Stunning, private formal gardens with patios, gravelled and lawned areas overlooking open countryside, ideal for alfresco dining and entertaining
- Private gated driveway providing more than ample off road parking





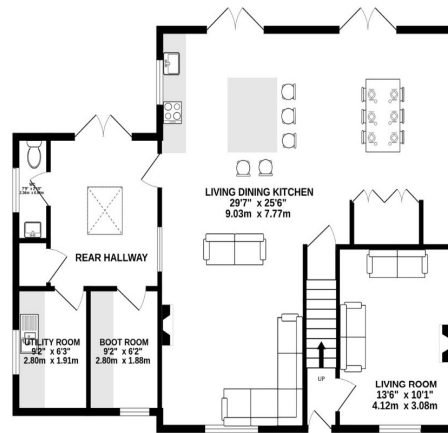


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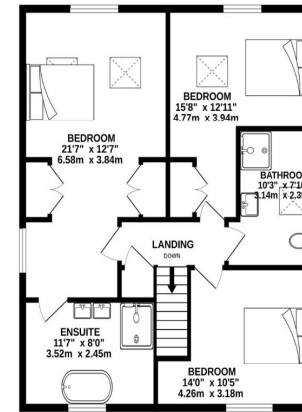


Guide Price – Offers Over **£1,250,000**
Postcode – **SK11 9BG**
EPC Rating - **TBC**
Tenure – **Freehold**
Local Authority - **Cheshire East**
Council Tax – **Band G**

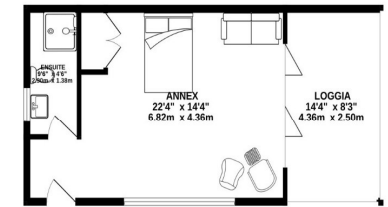
GROUND FLOOR
1005 sq.ft. (93.4 sq.m.) approx.



1ST FLOOR
755 sq.ft. (70.2 sq.m.) approx.



EXTERNAL
437 sq.ft. (40.6 sq.m.) approx.



TOTAL FLOOR AREA : 2198 sq.ft. (204.2 sq.m.) approx.

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