



Over Peover
Chelford Lane

Over Peover, WA16 8UF

Chelford Lane

£825,000



The Property

This well presented, substantial four-bedroom, two-bathroom detached bungalow, offered for sale for the first time in nearly 50 years, has been sympathetically maintained and improved over the years by the current family and is now in a need of a general scheme of refurbishment, offering fantastic scope for extension and redevelopment (subject to relevant permissions). Particular mention must be made of the generous proportions found throughout the property with large Living Room open the Dining Room, the extended bedroom accommodation providing potential granny flat/annex as well as the fantastic plot the property sits within, extending to 1.2 acres (including the field) with a south facing, private aspect to the rear and stunning views over adjoining countryside.

Located in a sought-after position in the heart of the village, close to The Dog public house and many countryside walks, a short drive to local amenities whilst being ideally positioned for all major network links to the Northwest and beyond.

The property is approached through a five-bar timber gate over a large sweeping driveway, providing more than ample parking, leading to the front entrance and detached double garage with open lawned gardens, mature trees and shrubbery. The rear gardens are a lovely feature of the property, being generous in proportions with a private, open aspect over adjoining countryside. Laid to lawn in the main with a range of well stocked borders containing a wealth of plants and foliage, all fully enclosed by timber fencing. Adjacent to the property is an adjoining paddock extending to 0.7 acre with loose timber box providing opportunity for equestrian hobbies or livestock.

Directions

From Knutsford Town Centre proceed along Toft Road for approx. 2.5 miles towards Over Peover. Turn left into Stocks Lane and take the left turn into Chelford Lane the property will soon be seen on your right.

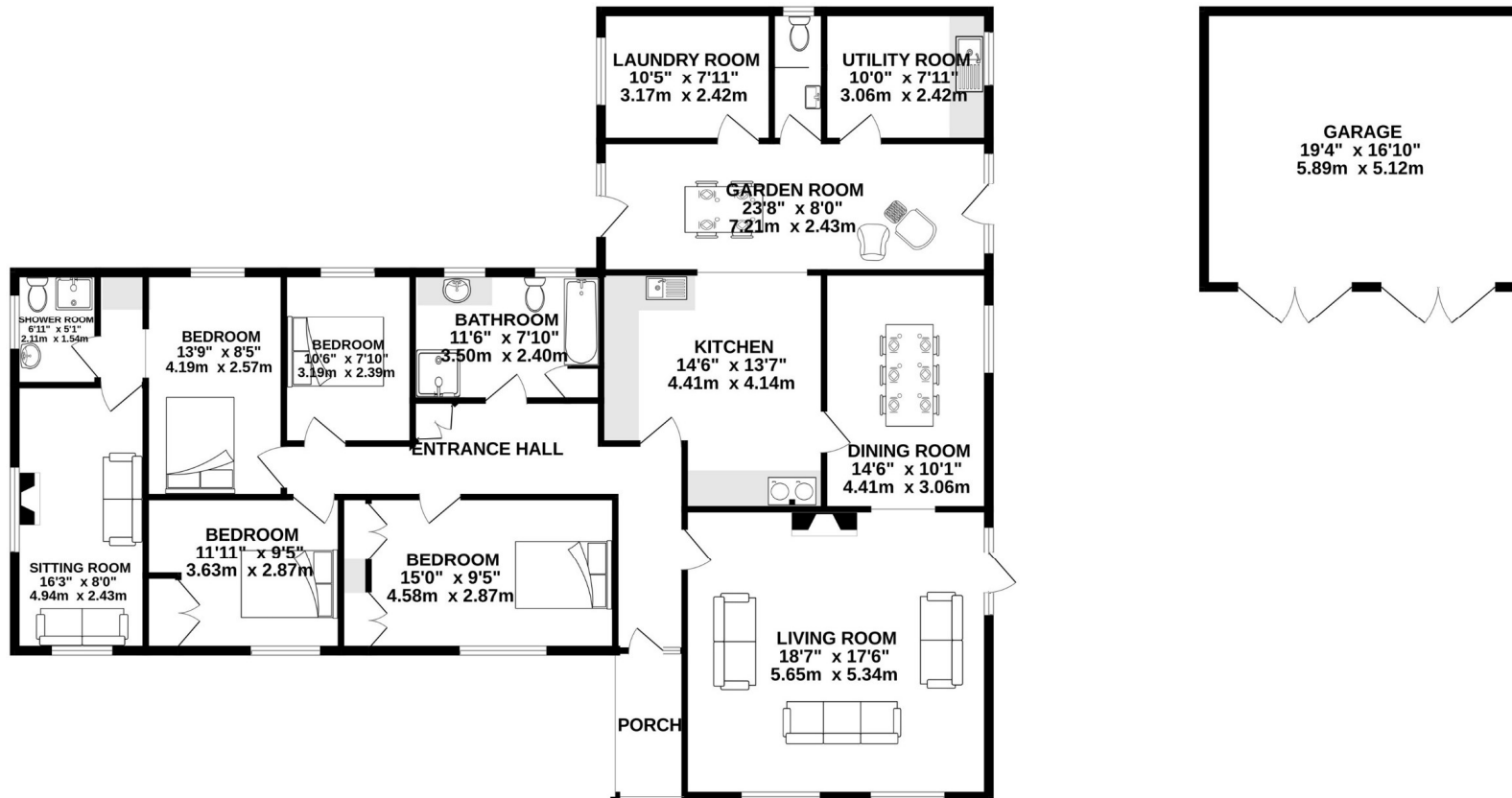
- A well-presented detached bungalow
- Offering fantastic scope to modernise and/or remodel or extend (subject to relevant permissions)
- Situated in a sought after position in the heart of Over Peover
- Spacious & flexible living accommodation
- Four bedrooms
- Two bathrooms
- Large private, enclosed gardens overlooking open countryside
- Private gated driveway providing more than ample off road parking
- Detached double garage
- Paddock with timber stable

Postcode – WA16 8UF
EPC Rating – TBC
Tenure – Freehold
Local Authority – Cheshire East
Council Tax – Band G



GROUND FLOOR
1942 sq.ft. (180.4 sq.m.) approx.

GARAGE
325 sq.ft. (30.2 sq.m.) approx.



TOTAL FLOOR AREA : 2267 sq.ft. (210.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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