



Loughurst Lane

- MELLOR -

Longhurst Lane

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This chocolate box cottage has a spacious interior to fall in love with. Packed with original features you are sure to rush home from your travels to be in this stunning home.

Surrounded by fields, and the sounds of nature this country cottage ticks all the boxes. There is ample off-street parking for multiple cars giving you and friends plenty of parking options.

Longhurst lane is nestled in the pretty hamlet of Mellor, with unlimited countryside walks on your doorstep and several village pubs to visit on the way home.





Enter through the traditional wooden doorway into your fabulous porch, perfect for shaking off damp coats and boots after a long walk. Turning left from your hallway, through the cottage style door you will find your cosy living room. As the nights draw in snuggle around the log burner and enjoy a hot toddy whilst watching the latest Netflix feature film. The patio doors at the rear of the room allow access to the rear of the property while the large front window has a cosy window seat, grab a book and a glass of wine and watch the world go by.

A second sitting room with stunning feature fireplace leads to a large farmhouse style kitchen and dining area. Stretching across the depth of the house you have views over the rear fields and the sink overlooks the pretty cottage garden at the front. Space for all your appliances and ample worktops for all you budding Mary Berry's this is an ideal gathering place for friends whilst you place the finishing touches to your Sunday lunch. You won't be able to turn away guests next Easter, with space for a table to seat at least eight or ten of your family and friends. With traditional beams and beautiful stone floor you cannot fail to fall in love. There is a large boot room and utility area at the rear of the kitchen with access to the downstairs wc. This busy space is ideal for families boasting two drying racks and access to the rear garden.





Head up your staircase to where you will find a choice of delightful bedrooms and a family bathroom.

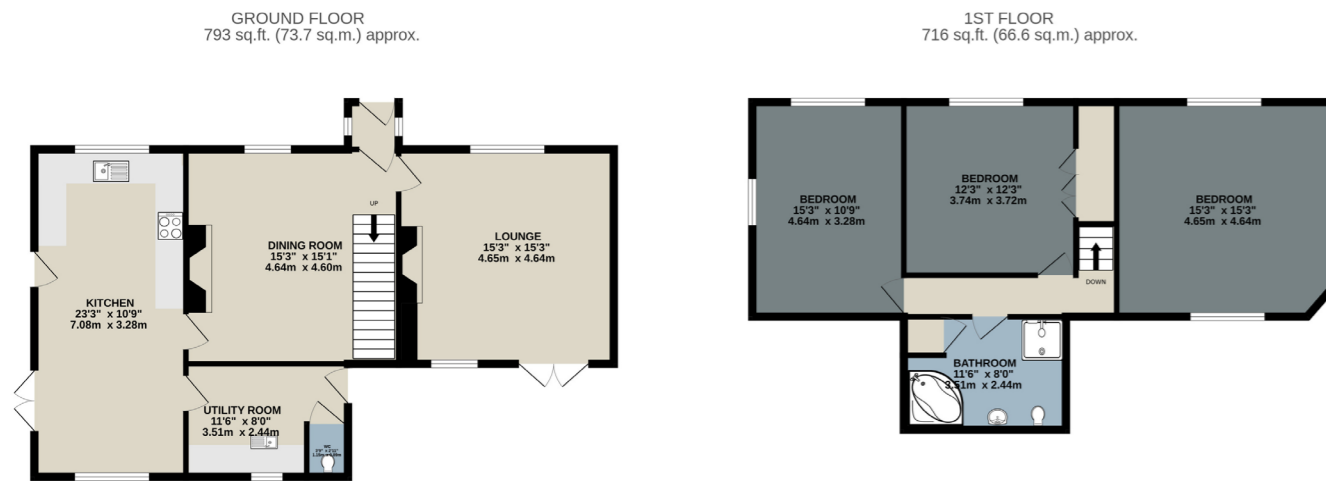
Turn left and wander into your principal bedroom, with its dual aspect windows flooding this room with light you have room for a super king-sized bed and any number of wardrobes.

Further along the landing to the right is your second bedroom, space for a double bed and in-built wardrobes.

The final double bedroom at the end of the corridor has the beautiful views over the side garden and again is a generous double bedroom with ample space for any number of wardrobes.

The family bathroom is in need of updating but currently has space for a separate shower cubicle and large corner bath.

FLOOR PLAN



TOTAL FLOOR AREA: 1510 sq.ft. (140.3 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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FINER DETAILS

- Picture Perfect Cottage
- Traditional Features
- Farmhouse Style Kitchen
- Semi-Rural Location
- Parking for three cars
- Grade Two Listed
- No onward chain
- Freehold
- Council tax band: F
- Boiler Type: Gas
- Boiler location: Bathroom
- Driveway for two cars and further parking available at the rear
- Within easy reach of good transport links and Manchester Airport
- Marple Bridge village is 2 minutes' drive away with restaurants, individual shops and train station



The raised patio area at the back of the property has views across the fields and makes the ideal place for a morning coffee. When friends and family visit the garden at the side of the property is ideal. A perfect spot to light the BBQ during the summer months.

Longhurst lane is nestled in the pretty hamlet of Mellor, with unlimited countryside walks on your doorstep and several village pubs to visit on the way home. Located close to the Derbyshire Hills for keen cyclists and walkers or if you prefer four legs, there are plenty of stables to choose from.

You can access the fabulous facilities of Marple Bridge which are a minutes' drive away with stunning shops, restaurants, delicatessen, florists and Brabyns Park for those with small children. There are large supermarkets also within easy reach. If you need to access transport networks, the M60/M67 can be easily accessed and there is Marple railway station to take your straight into Manchester.

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