



**4 MADELEY MILL MOSS LANE, MADELEY, CHESHIRE, CW3
9ED
OFFERS OVER £495,000**

A gorgeous converted Georgian Mill nestled into a quiet cul-de-sac within the heart of the picturesque village of Madeley. Lovingly cared for, beautifully maintained and presented to highest of standards, this quintessentially unique property is a rare offering to the market and a golden opportunity to acquire a spectacular residence and charming piece of local history.

The property is finished to a high-specification throughout and retains many of its original features and nods to its history, including the wooden framed Georgian style windows, exposed ceiling and window beams and tiling.

Briefly comprising, the property is accessed via a Hallway on the ground floor which opens into an Office Space, with a door leading into the Cinema Room and Orangery. Leading up to the first floor, the staircase is open with the Landings to the above floors, there is a large open plan Breakfast Dining Kitchen, Music Room and Shower Room with Utility Space. To the second floor, there is a large Master Bedroom and front facing Bedroom. Then on third floor, there are two further Bedrooms, a Walk-In-Wardrobe space and a further Bathroom.

Externally, the property is fully enclosed by hedging, mature shrubbery and secure front gates, driveway parking for multiple vehicles and garden space at the side with patio and decking areas.

The property is an absolute must-see to fully appreciate. Contact Stephenson Browne Estate Agents to arrange a viewing appointment.



Property History

The current owners have occupied the property since its first renovation in 1989, from an old disused dairy mill.

The Old Mill dates back to the 1720s as an old corn mill, but is more widely known as the 'Old Staffordshire Dairy'.

A water wheel and later, a large cheese VAT for the 'curdling process' was located where the Orangery and Two-Storey Extension are now built.

The extension was not part of the original renovation, but was later added using specified materials regulated by the local planning department, to ensure in keeping with the building character and original structure of the Mill.

The whole building project was carried out by Kirk Shenton and received various accolades and restoration awards in the 1990's. The initials 'KS' are engraved in the brick in the cottages across from the Mill.

The current owners have also retained additional materials as back-ups for any replacements, these include; Staffordshire Blue Tiles, Heat Resistant Floor Tiles and additional Bathroom/Kitchen tiles.

General Details

Tenure: Freehold
Council Tax Band: F
Council Authority: Newcastle-Under-Lyme
Postal Code: CW3 9ED
EPC Grade: Pending

Entrance Hallway

10'11" x 9'8"
Provides under-stairs storage, access to the office space, stairs to the first floor and access to the Cinema Room and Orangery.

Office

9'1" x 6'5"
Contains fixed shelving sized to fit A4 files and books.

Cinema Room/Snug

9'3" x 18'2"
Presently used as 'Cinema Room', but ideal for alternative uses like a Snug. Multiple electrical power points, window to the front elevation.

Snug/Orangery

18'2" x 11'5"
French doors and windows opening out onto the patio and side garden area. Ceiling recess spot-lighting and Spanish 'roof tile' side wall lights, all controlled via dimmer switches. Thermostatically controlled under floor heating. The Orangery also hosts built in plumbing, thus making it suitable for potential conversion, subject to any relevant planning.

Main switches for decking and garden power supply, Victorian lamp lights and security lighting switches are also found within the Orangery.

First Floor Landing

9'6" x 4'0"
Doors to Shower Room and Breakfast Dining Kitchen. Recess for storage.

Kitchen Diner

12'9" x 11'3"
Beautiful, designer specification fitted kitchen with Italian black marble worktops. Built in Fridge/Freezer, Dishwasher and Bosch Oven.

There is a relatively new boiler (installed 2021) is housed in one of the kitchen cupboards, this connects to a Hive system that facilitates Bluetooth and WIFI connectivity.

Dining Room / Dining Area

9'7" x 9'3"
Open Plan with the Kitchen space, windows to front elevation.

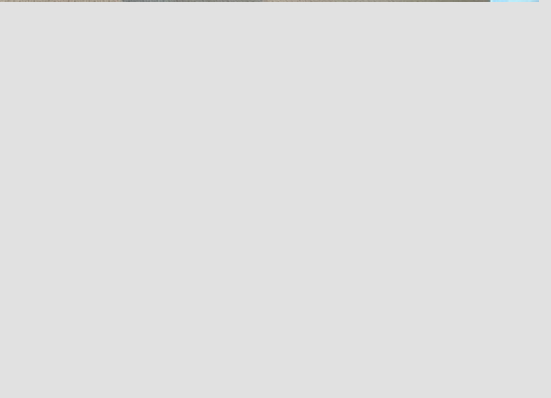
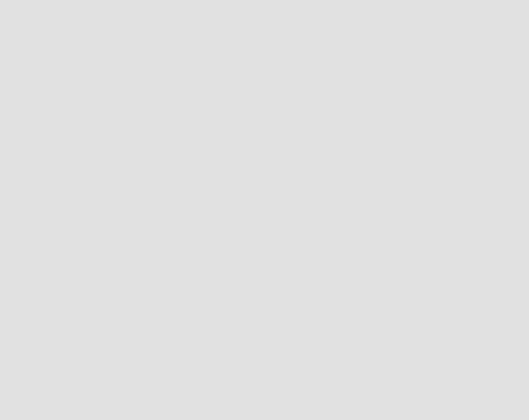
Music Room

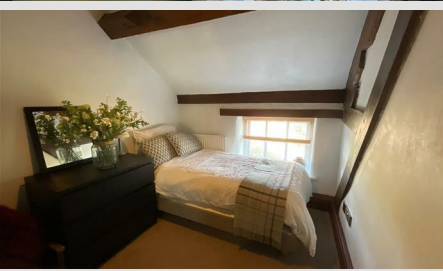
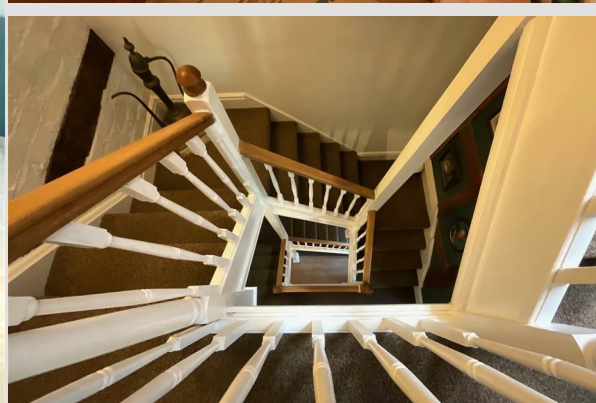
17'11" x 10'8"
Presently utilised as a Music Room, but providing ample interior space for a variety of potential uses such as a reception area or dining. Fitted wooden blinds. Telephone and electrical points.



- Bespoke Former Mill Conversion
- Highly Unique and Characterful Residence
- Three Reception Rooms and Four Bedrooms
- Open Plan High Specification Designer Kitchen Dining Area
- First Floor Shower Room with Utility Appliance Spaces
- Second Floor Three Piece Bathroom
- Well-Loved Garden Spaces with Decking Area, Patio and Water/Electrical Supplies
- Off Road Driveway Parking for Multiple Vehicles
- Situated in a Quiet Cul-De-Sac Proximate to the Village
- Highly Popular and Quaint Madeley Village Location







Floor Plan



Area Map



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

Viewing

Please contact our Newcastle Office on 01782 625734 if you wish to arrange a viewing appointment for this property or require further information.

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