



Bonville Chase, Altrincham, WA14
Offers in Excess of £1,150,000



Property Features

- Impressive Six Bedroom Detached Property
- 0.31- Acre Plot
- Chain Free Sale
- Quiet Cul-De-Sac Location
- Modern Combi Boiler and Immersion Heater
- Three Generous Reception Rooms
- Attached Double Garage
- Sough-after Location
- Scope for Extension
- In Catchment for Trafford Schools



Full Description

Offered chain free, this impressive six-bedroom, three-bathroom detached family home is set on a generous 0.31-acre plot within a secluded and quiet cul-de-sac in one of the area's most highly sought-after locations.

Offering exceptional living space, the property features four spacious reception rooms, providing flexible accommodation ideal for modern family life and entertaining. The home sits on a large private plot with beautifully maintained front and rear gardens, ensuring peace and privacy.

To the front, there is ample off-road parking, an EV charger, and a double garage, while the rear garden offers a perfect outdoor retreat with space for relaxation and recreation.

Ideally located close to Altrincham town centre and set near the stunning Dunham Park, this property benefits from excellent transport links and convenient access to local amenities, making it a rare opportunity to acquire a substantial home in a truly desirable setting.

ENTRANCE HALL

21' 1" x 5' 8" (6.43m x 1.75m)

The welcoming entrance hall is accessed via a hardwood door from the porch and offers a generous space with a front-aspect frosted window allowing natural light. Features include carpeted flooring, a single panel radiator, and a pendant light fitting. The hall provides access to the downstairs shower room, living room, kitchen/diner, and an under-stairs storage cupboard, with a carpeted staircase leading to the first-floor accommodation.



LIVING ROOM

14' 6" x 24' 7" (4.44m x 7.51m)

The spacious living room, accessed from the entrance hall, is a generously sized and bright space featuring two large uPVC double-glazed windows, including a bay window to the front aspect that floods the room with natural light. Key features include a stone fireplace, carpeted flooring, two double panel radiators, two pendant light fittings, and television points. The living room also offers open access to the dining room, creating a natural flow between the two spaces, ideal for both everyday living and entertaining.



DINING ROOM

14' 9" x 15' 1" (4.52m x 4.6m)

The dining room features a front-aspect uPVC double-glazed bay window and side-aspect uPVC French doors, providing access to the patio area at the side of the property and allowing plenty of natural light into the space. Additional features include two double panel radiators, a pendant light fitting, two wall-mounted uplighters, and carpeted flooring. The room offers convenient access to both the lounge and the kitchen/diner via wood-panelled doors, creating a seamless flow between the main living areas.



KITCHEN/DINER

12' 2" x 24' 7" (3.72m x 7.5m)

The kitchen-diner can be accessed from either the dining room or the entrance hall. It is well-appointed with a range of matching base and wall-mounted units, an integrated double oven, and a recessed stainless-steel double sink. There is also space for a range-style cooker with hob and a dishwasher. The room is finished with tiled flooring, strip lighting, and a double-panel radiator, and benefits from two large rear-aspect uPVC double-glazed windows that provide plenty of natural light. Access to the utility room is also available from here.



LOUNGE

12' 4" x 10' 9" (3.78m x 3.29m)

The lounge is a third reception room and a versatile space featuring a rear-aspect uPVC double-glazed window, carpeted flooring, a television point, a pendant light fitting, two wall-mounted uplighters, and a single panel radiator.



UTILITY ROOM

6' 4" x 11' 8" (1.94m x 3.57m)

The utility room is accessed from the kitchen-diner and features a uPVC double-glazed window overlooking the rear aspect. It offers space and plumbing for a washing machine, tumble dryer, and a double fridge-freezer. The room is finished with tiled flooring, strip lighting, and a double-panel radiator. Access to the rear garden is provided via a uPVC glazed door, with an additional wooden panelled door leading through to the garage.



DOWNSTAIRS SHOWER ROOM

12' 9" x 4' 7" (3.89m x 1.40m)

The convenient downstairs shower room is accessed via the entrance hall and features a uPVC double-glazed frosted window to the front aspect. It is fitted with a low-level WC, a built-in vanity unit with a recessed hand wash basin, and a walk-in shower cubicle with a thermostatic shower system and glazed screen. Additional features include carpet flooring, a single-panel radiator, ceiling-mounted light fitting, extractor fan, and part-tiled walls.



MASTER BEDROOM

15' 9" x 12' 10" (4.81m x 3.92m)

The master bedroom, located at the end of the first-floor landing, features a large uPVC double-glazed window to the front aspect, providing plenty of natural light. The room includes carpeted flooring, a pendant light fitting, a double panel radiator, fitted wardrobes, and over-bed storage units, and offers direct access to the ensuite.



ENSUITE

11' 10" x 9' 0" (3.63m x 2.76m)

The ensuite, accessed from the master bedroom, features a rear-aspect uPVC double-glazed frosted window and is well-appointed with a panelled bathtub, low-level WC, bidet, vanity unit with integrated hand wash basin, and a shower cubicle with a thermostatic shower system. Additional features include recessed spot lighting, vinyl flooring, part-tiled walls, an extractor fan, a white heated towel rail, and a built-in airing cupboard.



BEDROOM TWO

9' 8" x 9' 0" (2.95m x 2.76m)

Bedroom Two features a front-aspect uPVC double-glazed window, carpeted flooring, a ceiling-mounted light, a single panel radiator, and built-in wardrobes.



BEDROOM THREE

12' 0" x 12' 1" (3.68m x 3.70m)

Bedroom Three features a front-aspect uPVC double-glazed window, carpeted flooring, ceiling-mounted spotlights, a single panel radiator, and built-in wardrobes with an integrated desk.

BEDROOM FOUR

12' 2" x 11' 0" (3.71m x 3.36m)

Bedroom Four also features a front-aspect uPVC double-glazed window, carpeted flooring, ceiling-mounted light, a single panel radiator, and built-in wardrobes with an integrated desk.



BEDROOM FIVE

11' 11" x 8' 7" (3.64m x 2.63m)

Bedroom five features a rear-aspect uPVC double-glazed window, carpeted flooring, ceiling-mounted light, a single panel radiator, and built-in wardrobes with an integrated desk.

BEDROOM SIX

11' 10" x 9' 5" (3.63m x 2.89m)

Bedroom Six, currently used as a home office, features a rear-aspect uPVC double-glazed window, carpeted flooring, a ceiling-mounted strip light with additional multi-directional spotlights, built-in storage and desk, ample power sockets suitable for office equipment, and a single panel radiator.



BATHROOM

11' 3" x 8' 1" (3.44m x 2.48m)

The main family bathroom features a rear-aspect uPVC double-glazed frosted window and is fitted with a low-level WC, panelled bathtub with glazed screen and thermostatic shower, and a pedestal hand wash basin. The room is finished with vinyl flooring, part-tiled walls, and a double panel radiator. Additionally, the bathroom houses a cupboard containing the immersion heater and hot water cylinder.



DOUBLE GARAGE

19' 4" x 17' 8" (5.91m x 5.39m)

The double garage can be accessed via the front-facing garage doors or through a side door from the utility room. This generous space comfortably accommodates two vehicles and offers ample storage. It also features a rear-aspect uPVC double-glazed window and houses the electric consumer unit. .



EXTERNAL

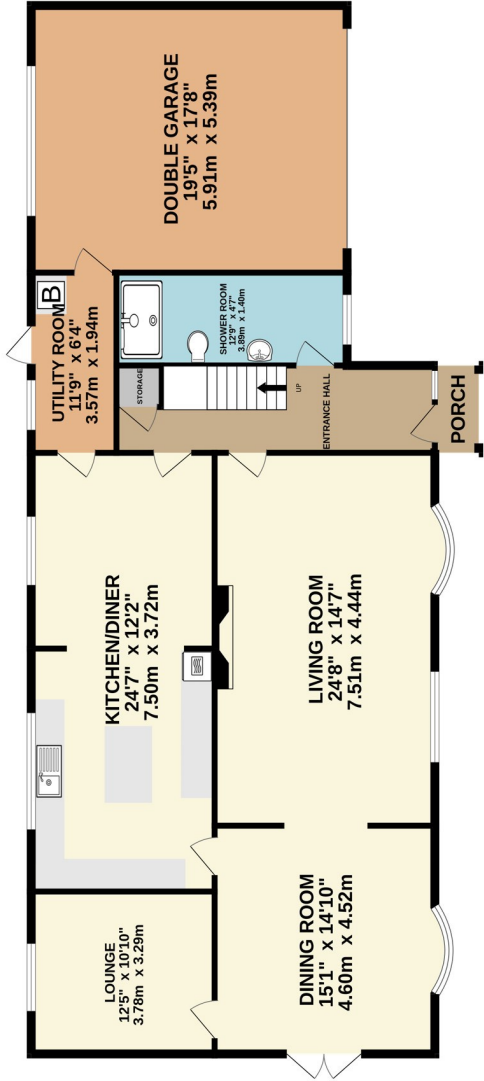
The front garden offers a generous space with a large driveway providing parking for at least four vehicles. It features a neat lawned area and is surrounded on three sides by mature trees, hedges, and shrubs, creating an attractive and private setting. From here, there is access to the main house via an open porch, as well as to the double garage and EV charging point. There is also gated access to the rear of the property from both sides of the house via timber gates.



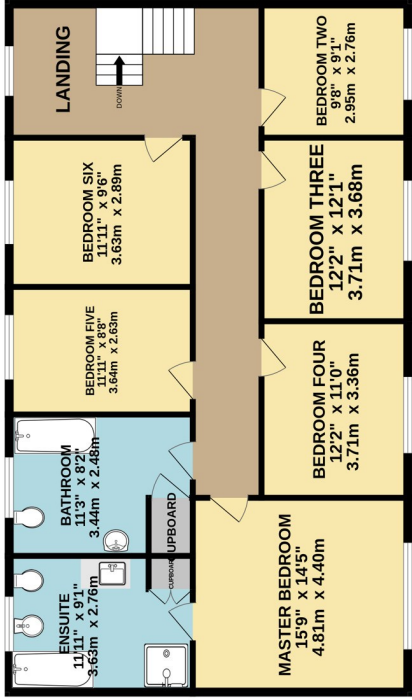
The rear garden is a quiet and secluded space, mainly laid to lawn, with a paved patio area adjacent to the house and extending to the side, perfect for outdoor dining and entertaining. The garden is enclosed on three sides by mature hedges, shrubs, and trees, with tall trees along the rear boundary providing a high degree of privacy and tranquillity.



GROUND FLOOR
1736 sq.ft. (161.3 sq.m.) approx.



1ST FLOOR
1204 sq.ft. (111.8 sq.m.) approx.



TOTAL FLOOR AREA : 2940 sq.ft. (273.1 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

COMMON QUESTIONS

- 1. When was this property built?** The owner advised that this house was constructed in the 1970s.
- 2. When did the current owners purchase this house?** The current owners purchased this house in 1979.
- 3. Is this property sold freehold or leasehold?** The owners have advised that this house is sold freehold. Your legal advisor will be able to confirm this information.
- 4. Has any work been carried out at this property?** No, the current owner has not carried out any work on the property.
- 5. How much is the council tax at this property?** The property is located within the Trafford Council area and is classified as band G, which is currently valued at £3,534.72 per annum.
- 6. Is there access to the loft space, and has it been boarded for storage?** Yes, there is a loft hatch in the first-floor landing; the loft has not been boarded.
- 7. Is there a chain connected with this sale?** No, the property will be sold chain-free.