



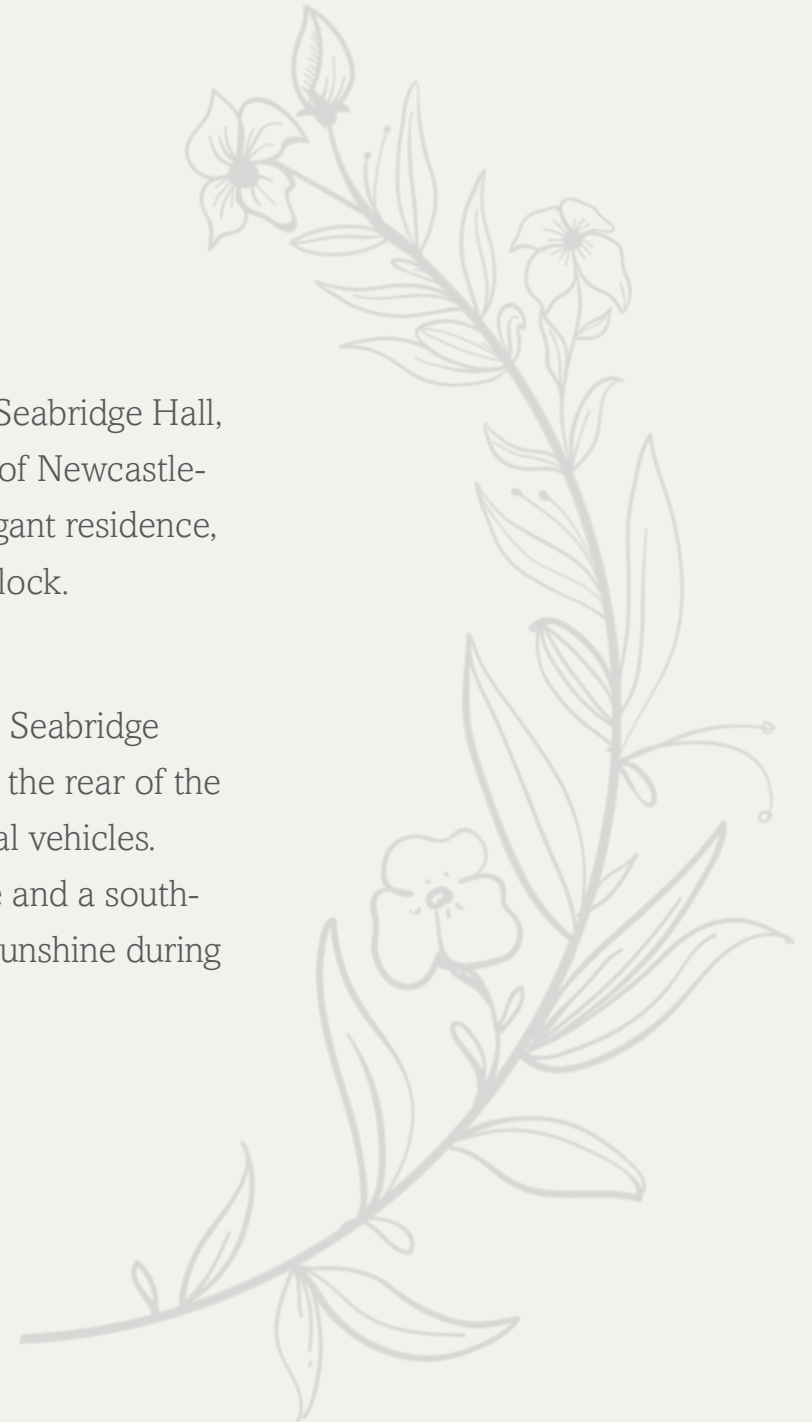
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*A contemporary family cottage
with historic charm and a
secluded walled garden courtyard*

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Taking pride of place in the historic grounds of Seabridge Hall, just on the outskirts of the vibrant market town of Newcastle-under-Lyme, 2 Seabridge Hall Cottage is an elegant residence, skilfully converted from the estate's old stable block.

Enter the estate through the electric gates along Seabridge Lane and pull onto the block paved driveway to the rear of the property, where there's ample parking for several vehicles. Here, you also have access to an integral garage and a south-facing lawned area, where you can bask in the sunshine during the warmer months.





Hand Crafted with Precision and Care

Spanning two floors, this stunning property boasts four bedrooms, providing an ideal living space for families. This exclusive home offers a wonderful blend of contemporary comforts and historical charm, making it an exceptional property that appeals to anyone seeking distinctive and refined living. Imagine exposed beamed ceilings, which give a nod to the architectural heritage of the building, rubbing shoulders with plush carpets and modern luxuries.





Pretty Walled Garden Courtyard

To the front of the cottage, you'll find a pretty, walled garden courtyard with an Indian stone patio area and gravelled sections. There's plenty of scope for anyone who's green fingered and wanting to create a colourful outdoor oasis. The wooden gate provides private and convenient access to both Seabridge Lane and the countryside beyond. Just a few minutes' walk away, Bunny Hill is a great spot for walking your dog.

Step into the rear entrance hall, adjacent to a convenient WC, and enter the kitchen and family room. Immediately, you'll notice the attention to detail and the high level of craftsmanship that has gone into creating this beautiful space. Oak effect flooring complements the soft grey central island with quartz top as well as the base and wall units with solid woodblock surfaces. The integrated dishwasher, fridge/freezer, microwave and electric hob provide everything you could wish for in a modern family kitchen, and two vertical radiators add to the contemporary design. Flooded by natural light from the French doors, a bright family space lends itself to a cosy, flop-into sofa, where you can relax with your morning coffee as you gaze into the walled courtyard.

To the front elevation, a further entrance hall leads onto a utility room with additional storage, work surface, plumbing for a washing machine and a porcelain sink unit







Family Time

Walk through the entrance hall to reach the lounge, a stylish space with a feature fireplace that sits beneath a chunky oak lintel. Dual aspect windows let the light flow through, making this an airy room for catching up with the family or friends in an evening.

Continue through to the dining room, which has space for a six-seater table or alternatively, can be used as a fourth bedroom. What makes this particularly suited to an additional bedroom is the ensuite shower room, fitted with a low-level WC, vanity unit, walk-in rainforest shower and a towel radiator.





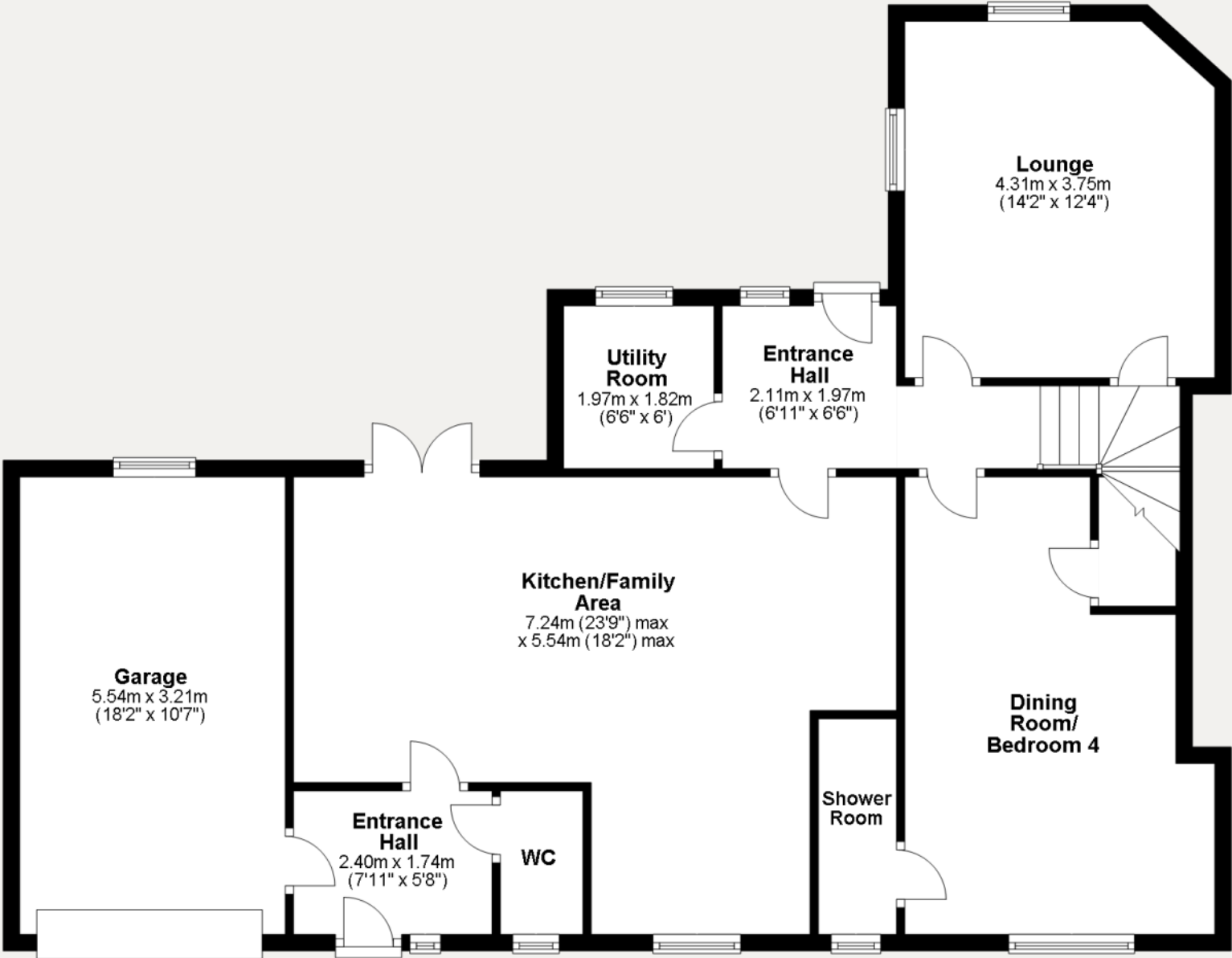
Another Level of Luxury

Leave the dining room and turn right to climb the staircase to the first floor, where you're greeted by the landing, skylights and the building's original oak beams. Immediately on your left is a luxurious family bathroom, complete with vanity unit and dual sinks, freestanding rolltop bath, corner rainforest shower and a beautiful ceramic tiled floor. This space really is designed for pampering and is on a par with the kind of bathroom you'd find in a boutique hotel.

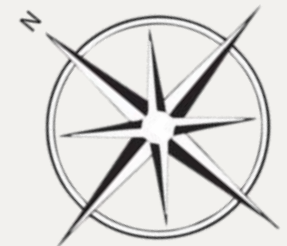
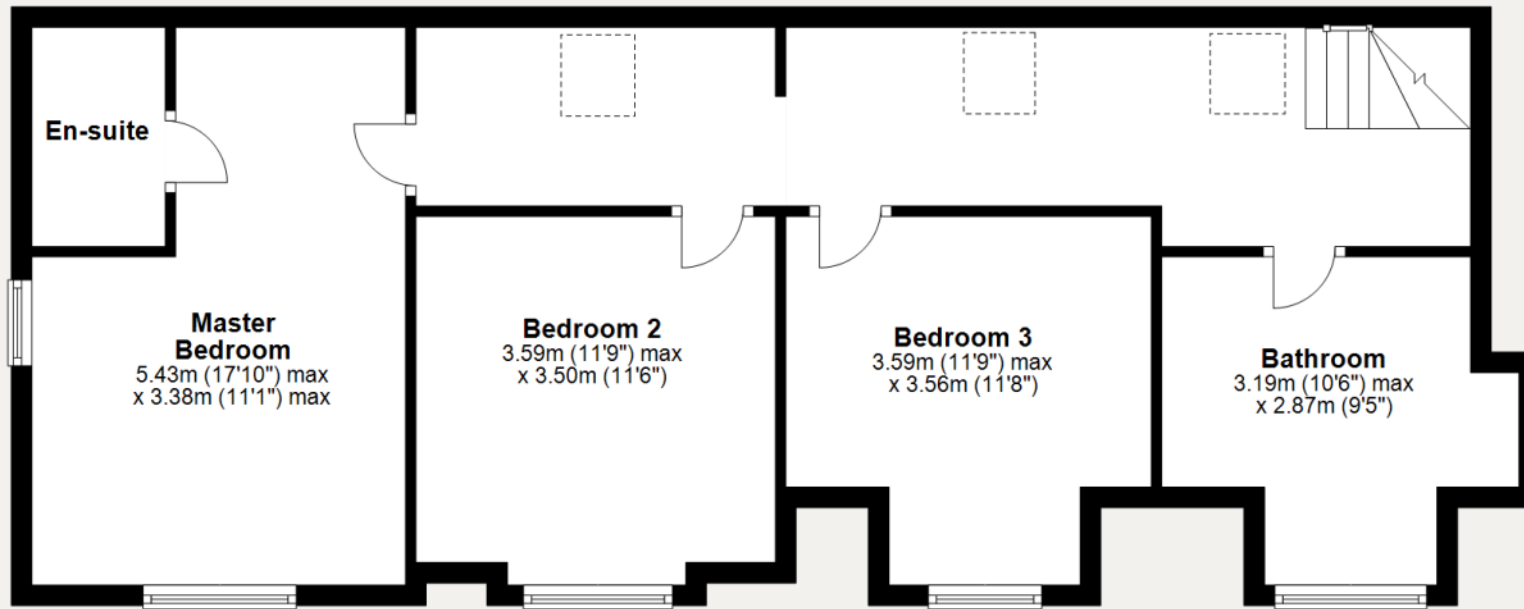


Standing off from the landing are three characterful bedrooms, each featuring quaint picture windows, exposed wooden beams and sumptuous carpets. Follow the landing to the end to find the master bedroom, undoubtedly the piece de resistance with its ensuite shower room.

Ground Floor



First Floor





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Addison Mead
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