



**GASCOIGNE
HALMAN**

PARK AVENUE, HALE

THE AREAS LEADING ESTATE AGENT



PARK AVENUE, HALE

£3,750,000

Surely one of the most exquisite homes to come to market in recent years, Longton is a magnificent period detached family residence that is sure to impress. Nestled within Park Avenue, a small and highly desirable cul-de-sac off Park Drive in Hale, Longton enjoys a prime residential setting. The property is set back from the road, approached via a long driveway that creates a grand and welcoming entrance, with ample parking discreetly tucked away to the left.





Period detached residence

Self Contained Annexe

Private and secluded cul de sac

Over 6500 sq ft of accomodation

Within 0.6 acre plot

Accomodation arranged over three floors

Generous and mature gardens

Classic architectural detail with period charm



PARK AVENUE | HALE

A standout feature of this remarkable home is the self-contained annex, offering exceptional flexibility. Complete with a utility room, a second kitchen, a living room/bedroom, and a bathroom, it provides an ideal solution for multi-generational living, guest accommodation, or an independent workspace.

On the first floor, the elegant master bedroom benefits from an ensuite bathroom and direct access to an adjoining bedroom, which serves as a spacious dressing room. Two further well-proportioned bedrooms and a family bathroom complete this level. Ascending to the second floor, a generous landing leads to two additional double bedrooms, both featuring ensuite bathrooms, as well as a versatile living area.

Set within a magnificent 0.6-acre plot, the grounds of Longton are simply breathtaking. Expansive lawned gardens, adorned with mature trees, shrubs, and well-stocked borders, create a serene and private retreat. Extensive parking leads to a detached double garage, ensuring practicality alongside elegance.

A true showcase of period charm, Longton seamlessly blends classic architectural features with a warm and inviting interior. Offered for sale for the first time in nearly 30 years, this exceptional family home must be viewed to be fully appreciated.







LOCATION

Hale is a vibrant village renowned for its specialist shops, services and restaurants which are within a reasonable walking distance of the property. Hale railway station offers links with Knutsford, and further afield to Chester. Hale and its surrounding towns and villages are particularly favoured, having good commuter links into Manchester City Centre and Salford Quays via the Metrolink facility at Altrincham station. The access point to the North West motorway network and Manchester International Airport are also a short driving time away. Altrincham provides a range of comprehensive shopping needs including a large number of retail outlets such as Marks and Spencer, Boots. The Trafford Centre is easily accessed via the M60. Trafford is also well known for its excellent schooling, both in the state and private sectors. Indeed, there are several good schools nearby to suit children of all ages.



LOCAL AUTHORITY

Trafford Borough Council Tax Band H - Amount payable for 2025/2026 is £4241.68

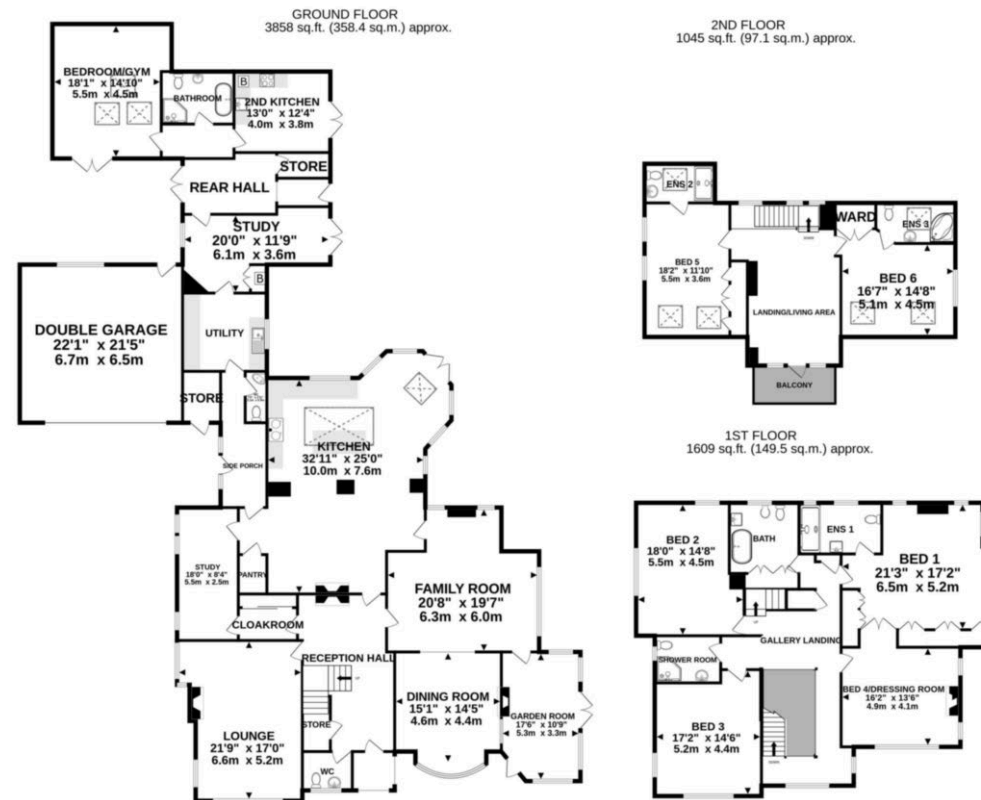
TENURE

Freehold

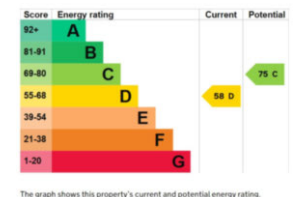


POSTCODE

WA15 9DN



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HALE OFFICE

**GASCOIGNE
HALMAN**

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