



**GASCOIGNE  
HALMAN**

ROSEDENE, CAVENDISH ROAD, BOWDON

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THE AREAS LEADING ESTATE AGENT



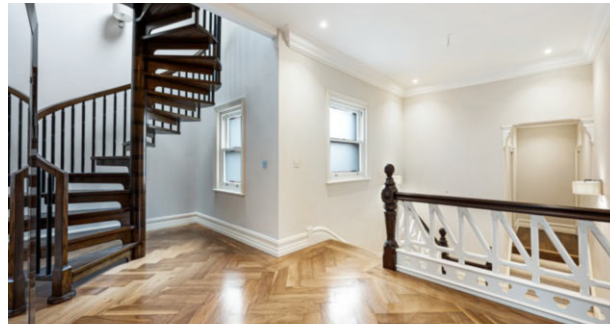
## ROSEDENE, CAVENDISH ROAD, BOWDON

**£2,250,000**

One of the finest, period semi-detached properties currently available which is arranged over four floors and located close to Altrincham Town Centre and Hale Village. Three main reception rooms, cinema/media room, seven double bedrooms and six bath/shower rooms. Secure gated entrance, generous driveway providing ample off road parking, detached garage and landscaped gardens designed for ease. NO ONWARD CHAIN.



We offer for sale this stunning period semi-detached house, equipped to the very highest of standards. The property comprises combination of superb period features, typical of the late 19th century but with a host of 21st century facilities creating a stylish well-appointed home, full of charm and character. The rooms are spacious and well coordinated and include three fabulous principal reception rooms plus a very substantial breakfast room/kitchen featuring a high level, luxury range of units with extensive built-in appliances. The basement has been completely remodelled to create another wonderful floor of living space. The current layout offers a home cinema, sitting room, utility room and bedroom with an en-suite bathroom.



On the two upper floors, there is a magnificent master bedroom suite with its own sumptuous en-suite bathroom and five further bedrooms and four additional bathrooms. Your attention is drawn to the luxurious bathrooms, deep skirting boards and the exceptional craftsman finishes, which are evident throughout. The house is set back from the road being approached through electrically operated entrance gates opening on to a long driveway leading to a large detached garage. The gardens have been professionally landscaped and designed for complete ease of maintenance and they are a wonderful backdrop to this fine period house. One of the most desirable properties of its type currently available.

### LOCATION

The property is situated in a highly regarded location within close proximity to Altrincham Town Centre and Hale Village. Hale is renowned for its specialist shops, services and restaurants which are within a reasonable 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 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 and 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

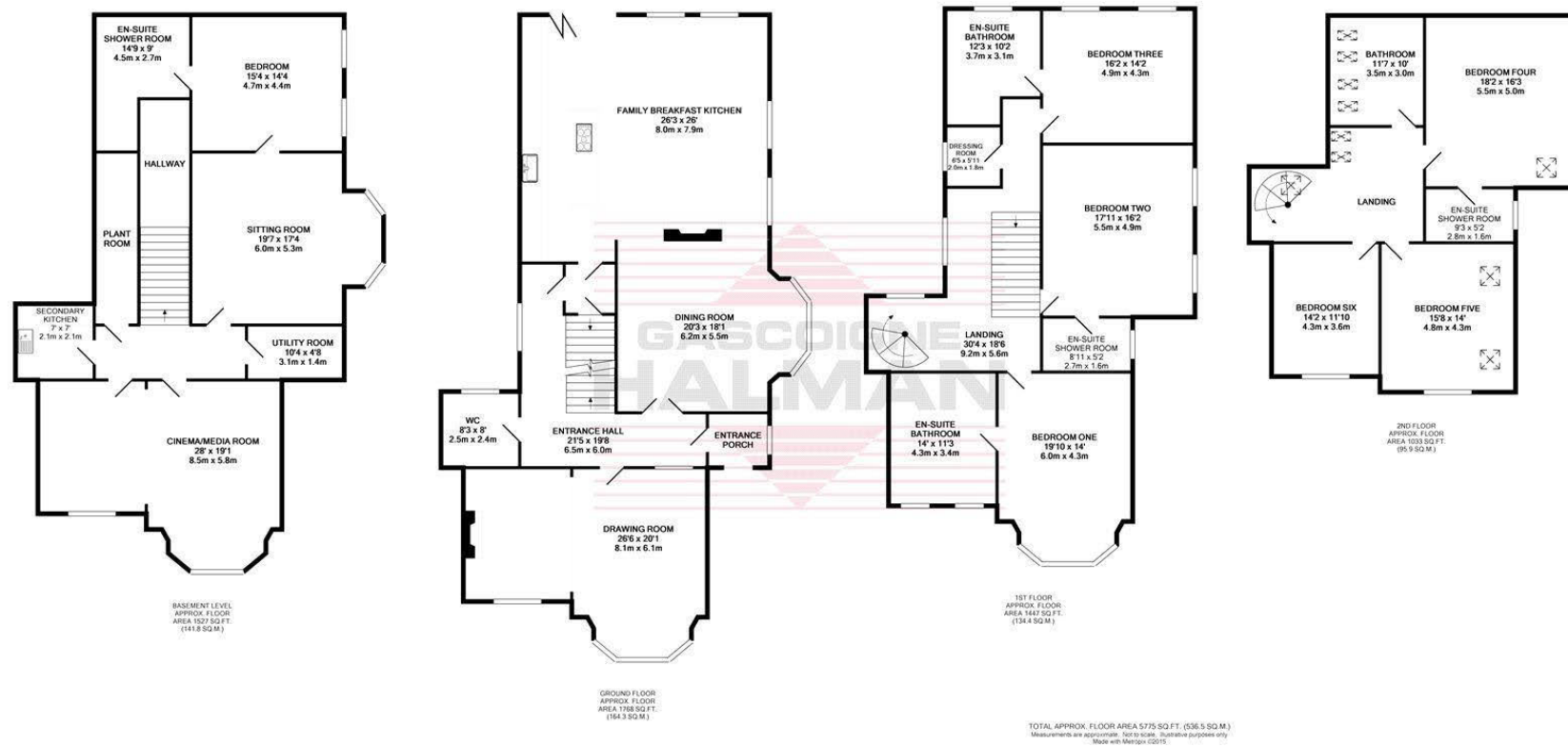
Trafford Borough Council Tax Band H - Amount payable for 2025/2026 is £4241.68

### TENURE

Freehold

### POSTCODE

WA14 2NU



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HALE OFFICE

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