



**GASCOIGNE
HALMAN**

MEADOW DRIVE

THE AREAS LEADING ESTATE AGENT



| PRESTBURY

MEADOW DRIVE

Exceptional Five-Bedroom Family Home, measuring over 3,000 sq ft within walking distance to Prestbury Village with Countryside Views.

Set in a highly sought-after and enviably private position backing onto open fields, this beautifully appointed five double bedroom, three bathroom detached family home offers spacious and versatile living accommodation within walking distance of Prestbury village center.

The property is entered via a welcoming reception hall featuring a striking oak staircase. To the rear lies the heart of the home: an intelligently extended, spacious, and light-filled open-plan kitchen, dining, and living area. This impressive space is complemented by both sliding and bi-folding doors that seamlessly open onto the rear garden, creating a perfect setting for modern family living and entertaining. The ground floor also offers a formal lounge, a versatile family room, a separate utility, and a convenient cloakroom/WC. Completing the layout is an integral double garage, providing additional storage and secure parking.

Upstairs, the property features five generously proportioned double bedrooms, served by three modern bathrooms. The main suite is particularly impressive, boasting fully fitted wardrobes, a separate dressing room, and a stylish four-piece en-suite bathroom.



GROUND S

External the home is discreetly positioned behind a mature beech hedge with an Indian stone driveway and manicured front lawn. The rear garden is predominantly laid to lawn, enhanced by mature shrubs and well-stocked borders. Expansive dining terraces, accessed from the open-plan kitchen, provide an ideal setting for al fresco dining and entertaining, all while enjoying uninterrupted countryside views over adjacent farmland.

LOCATION

Prestbury Village boasts a picturesque centre with its Georgian Houses and historic church, plentiful restaurants, specialist shops and a small supermarket where most day to day needs are satisfied.

The Village has a thriving tennis and squash club, cricket club and a highly regarded golf course.

There are public footpaths leading deep into the Cheshire Countryside as well as to the National Trust owned Hare Hill estate and 'The Edge'. Perfect for dog walkers or those enjoying a stroll in the Countryside.

Local schools are excellent including the Village primary school, Mottram St. Andrew Primary School and Fallibroome Academy in addition to well-regarded private schools including Beech Hall and Kings School with its now complete state-of-the-art campus on the edge of the Village. The Ryleys, Alderley Edge School for Girls, Pownall Hall and Terra Nova prep. Schools are all within commutable distance.

The restaurants and bars of Alderley Edge are within easy reach and superb shopping is available in Wilmslow, Handforth Dean and John Lewis in Cheadle as well as the market town of Macclesfield.

The Village station has a regular service to Manchester and Macclesfield from where London Euston is only approx. 1 hr 40 mins away. Manchester Airport is less than 10 miles distant.

LOCAL AUTHORITY

Cheshire East - Council Tax Band: G

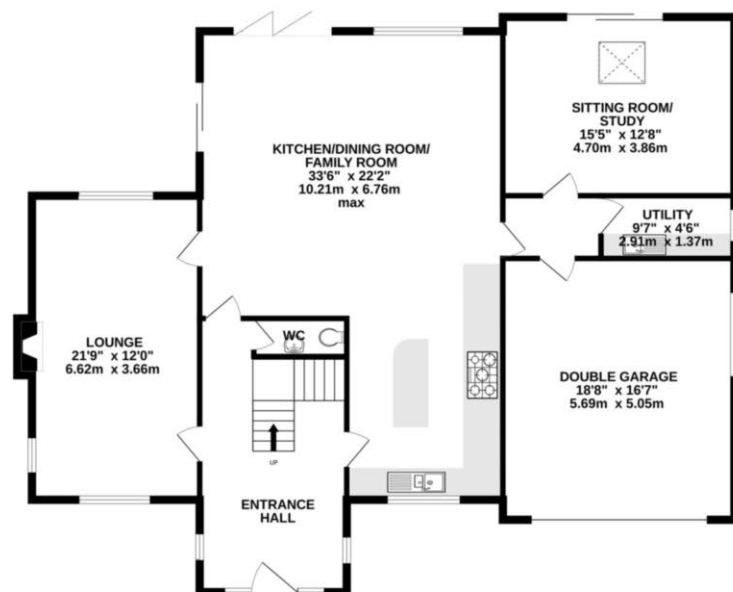
TENURE

Leasehold - Subject to verification by solicitors

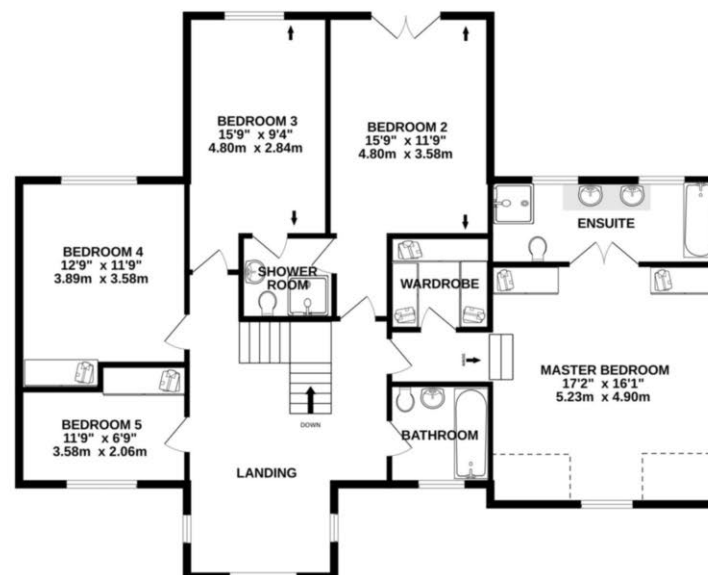
DIRECTIONS

SAT NAV: SK10 4EY

GROUND FLOOR
1650 sq.ft. (153.3 sq.m.) approx.

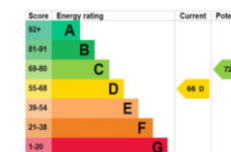


1ST FLOOR
1440 sq.ft. (133.7 sq.m.) approx.



TOTAL FLOOR AREA : 3090 sq.ft. (287.0 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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PRESTBURY OFFICE

01625 827 467

prestbury@gascoignehalman.co.uk

8 The Village, Prestbury, SK10 4DG

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