



**GASCOIGNE
HALMAN**

MEADOW DRIVE

THE AREAS LEADING ESTATE AGENT



| PRESTBURY
MEADOW DRIVE

Set within a stunning and generous plot on the highly desirable Meadow Drive, this impressive four-bedroom detached residence is constructed in attractive Cheshire brick and offers over 2,200 sq ft of beautifully appointed living accommodation bursting with character.

This exceptional home combines generous living space, character features and a prime location, making it ideal for families seeking both comfort and elegance in a truly special setting.

The ground floor provides a superb balance of space and versatility, beginning with a large, welcoming lounge ideal for family living and entertaining. A charming snug room featuring a log burner creates a cosy retreat, while the conservatory enjoys delightful views over the landscaped rear garden. The well-appointed kitchen, complete with an electric Aga, offers beautiful views over the picturesque rear garden located close to the dining room, which could in turn serve as a study or playroom depending on individual needs. Additional ground-floor amenities include a practical utility room, a downstairs WC, and access to the double garage.

To the first floor, the impressive principal bedroom spans from front to back and benefits from a modern en-suite shower room. Bedroom two is a generous double and offers stair access to a studio-style loft room, offering excellent potential for a home office, creative space, or additional storage. Two further well-proportioned bedrooms are served by a contemporary family bathroom.





GROUND

Externally, the property continues to impress. A substantial York stone driveway provides ample off-road parking and leads to the double garage. The beautifully maintained rear garden is impeccably landscaped, featuring expansive lawn areas. Situated on an elevated position sits a York stone paved patio, and a stylish glass veranda - perfect for outdoor dining and relaxation.

LOCATION

Prestbury Village boasts a picturesque centre, characterised by elegant Georgian houses and a historic church. It offers an excellent range of restaurants, specialist shops, and a convenient village supermarket catering for most day-to-day needs.

The village benefits from a thriving tennis and squash club, a cricket club, and a highly regarded golf course. Numerous public footpaths lead deep into the Cheshire countryside, as well as to the National Trust-owned Hare Hill estate and 'The Edge', making the area ideal for dog walkers and those who enjoy scenic countryside walks.

Educational provision is excellent, with highly regarded local schools including Prestbury Village Primary School, Mottram St Andrew Primary School, and Fallibroome Academy. In addition, there is a strong selection of private schools nearby, including Beech Hall and King's School, which now benefits from a state-of-the-art campus on the edge of the village. Other well-respected schools such as The Ryleys, Alderley Edge School for Girls, Pownall Hall, and Terra Nova are all within commutable distance.

The restaurants and bars of Alderley Edge are easily accessible, while a wide range of shopping options can be found in Wilmslow, Handforth Dean, John Lewis in Cheadle, and the market town of Macclesfield. Prestbury railway station provides regular services to Manchester and Macclesfield, with London Euston reachable in approximately 1 hour 40 minutes. Manchester Airport is less than 10 miles away.

LOCAL AUTHORITY

Cheshire East - Council Tax Band: G

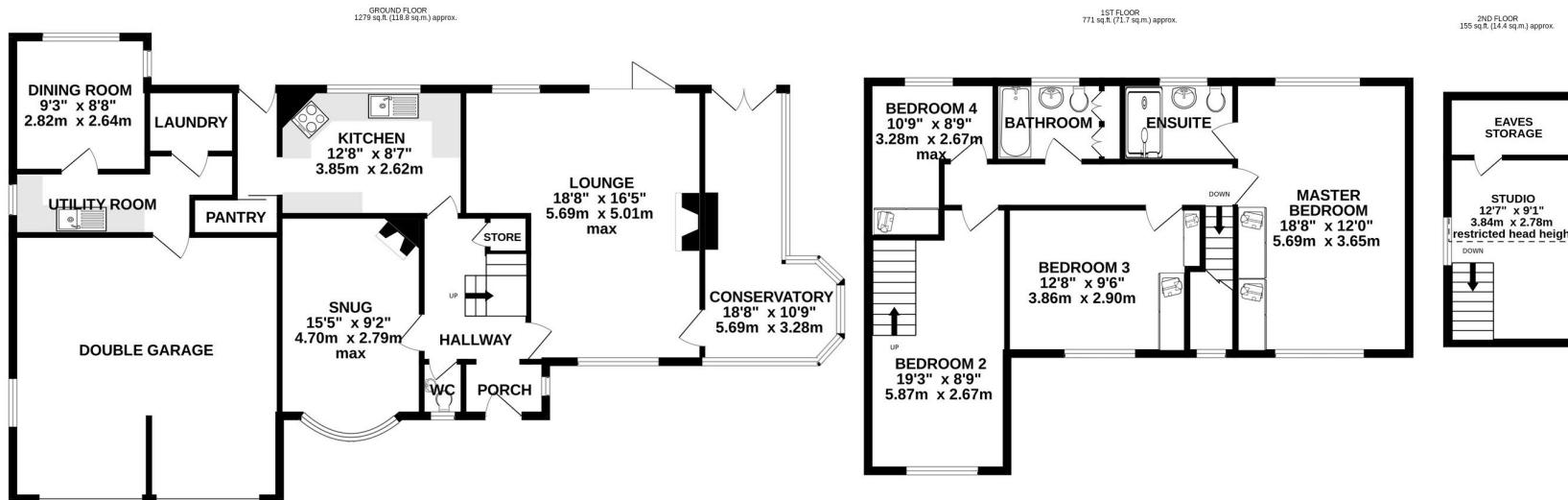
TENURE

Leasehold - 931 years remaining. £20 p.a

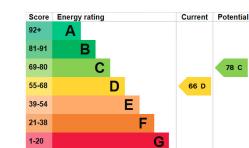
POSTCODE

SK10 4EZ

FLOOR PLAN AND EPC



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