









# Woodside Cottage Warford Hall Drive

Alderley Edge, Cheshire

A wonderful four bedroom family home providing flexible open plan living accommodation, well-balanced bedrooms and two modern bathrooms, occupying an idyllic rural position in a desirable location only five minutes drive to Alderley Edge village.

Council Tax band: F

Tenure: Freehold

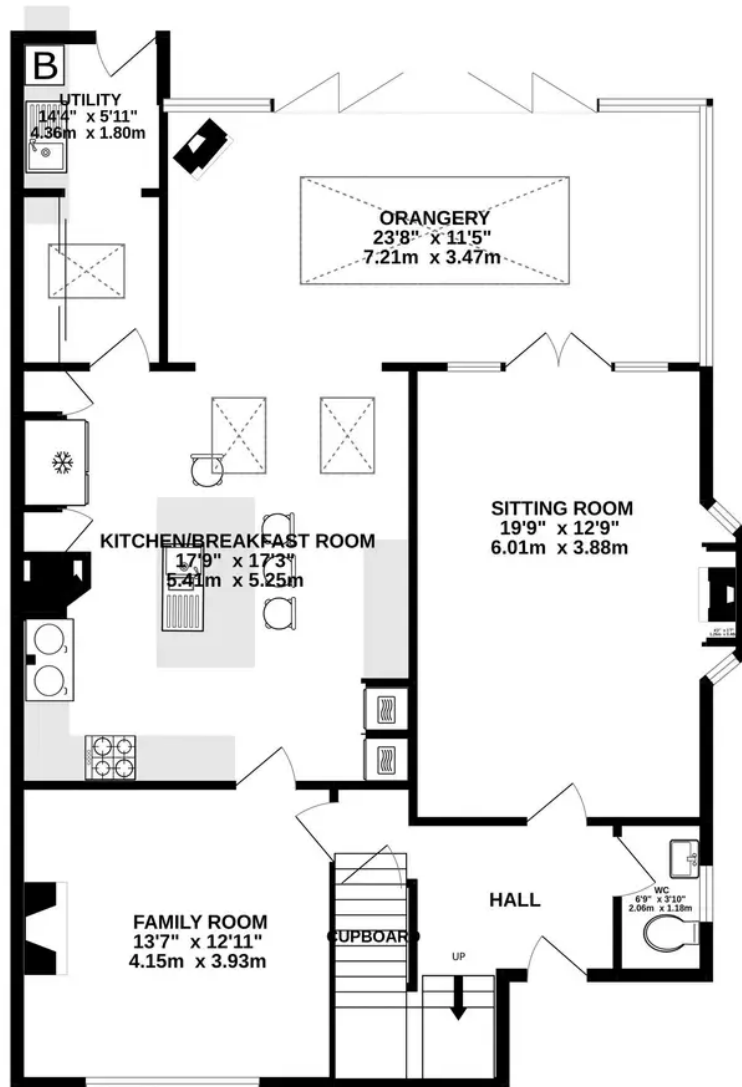
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

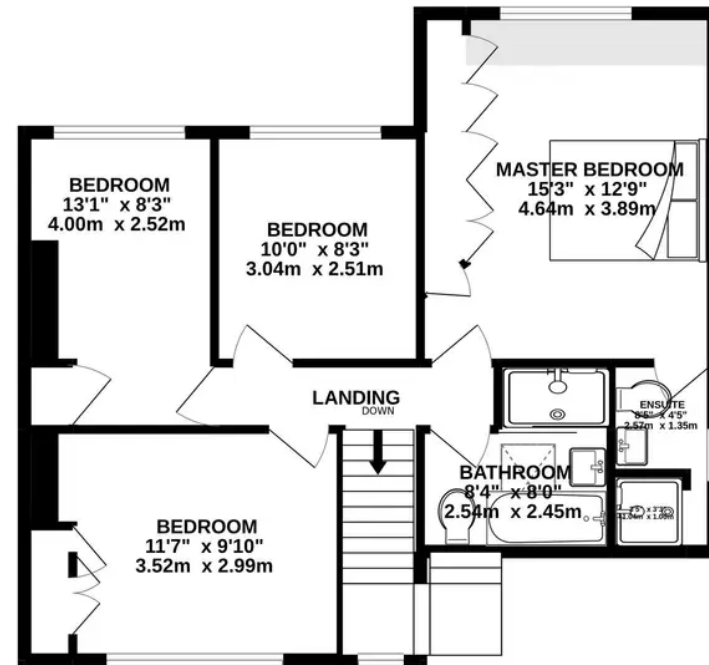
- Delightful rural position at the end of a long private road
- Attractive four bedroom semi-detached house
- Spacious and beautifully refurbished accommodation
- Minutes from Alderley, Knutsford & Wilmslow
- Stunning open views to the front and rear
- Landscaped terrace garden with garden office
- Oak frame garage and car barn, and ample driveway
- 'Siematic' fitted kitchen breakfast room open to rear facing orangery



**GROUND FLOOR**  
1245 sq.ft. (115.6 sq.m.) approx.



**1ST FLOOR**  
683 sq.ft. (63.5 sq.m.) approx.



**TOTAL FLOOR AREA : 1928 sq.ft. (179.1 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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