



Lodge Cottage

WHITEGATE



Welcome to Lodge Cottage

Set within the exclusive and sought after location of Vale Royal Drive, Lodge Cottage is perhaps one of the most iconic properties in Whitegate. This sympathetically extended and refurbished home has just under an acre of mature gardens.

As soon as you step through the front door, the close attention to detail in the refurbishment is evident. Tastefully decorated throughout and oozing charm and character.



Reception Areas

The dining room is at the front of the property and has a delightful bay window that fills the room with light, the perfect location to host a dinner party with friends.







The living room is at the other end of the property and epitomises a country cottage feel. Beamed ceilings seem to envelop you as you enter and create a cosy ambience, whatever the time of day. Light the log burner in the evening and hunker down in front of the TV, or in the summer months, throw open the French doors to let in the fragrant floral breeze from the garden.

The Heart of the Home

Sandwiched between these two delightful reception rooms is the kitchen. A bespoke fitted kitchen filled with all of the mod cons. White units and surrounding tiles bounce the light around even the smallest corners so that the household chef can always work comfortably.



A photograph of a bedroom featuring a bed with a black metal headboard, several pillows (including one with a red rose pattern), and a decorative box on the bed. The room has a vaulted ceiling and a window with blinds. A semi-transparent text box is overlaid on the right side of the image.

Time for Bed...

The first floor is where you will find the bedrooms, with vaulted ceilings and exposed beams. One of the double rooms has a separate dressing room and access to a study, the most wonderful place to sit, work, and gaze upon in those moments of daydream when you need a little creative inspiration. The family bathroom is a calming space, perfect for a long soak in a bubble bath after a busy day.





And for Guests...

The annexe is a fantastic addition to this family home. Located just across the patio area, the double bedroom has French doors that can be opened fully to let the outside in. Imagine your guests enjoying their morning coffee from their bed as they listen to the vibrant birdsong. There is a shower room with a modern white suite and a large walk-in shower cubicle with a drying area. This space is ideal for an older child or extended family to have their own space or as an excellent hideaway for when guests come to stay.





The Gardens...

The outside space at Lodge Cottage is exceptional. At a little under an acre of mature gardens, there is ample room for garden parties, barbecues with family and friends or children's games. Established trees and shrubs surround the garden with various seating areas to make the most of the sun throughout the day.

With splendid views over St Mary's Church and backing on to Church Woods, access directly into the woodland ensures the garden is filled with birds and wildlife and gives an excellent playground for children. There is even a treehouse for an added sense of whimsy.

As this is a family friendly property it's good to know that Whitegate C of E Primary School (rated "Good" by Ofsted) is just over the road. Older kids have a little further to travel to reach Hartford High School (another "Good" school) but it's still less than a 10 minute drive or 20 minute bike ride away.

Lodge Cottage is also conveniently located less than 10 minutes' drive from both Winsford and Northwich, with the M6 and M56 less than 20 minutes' drive away.

If you prefer to go by train, there's a choice of West Midlands trains from Hartford to Liverpool or Birmingham or Northern trains from Greenbank to Chester or Manchester Piccadilly. Both stations are only a short drive away.







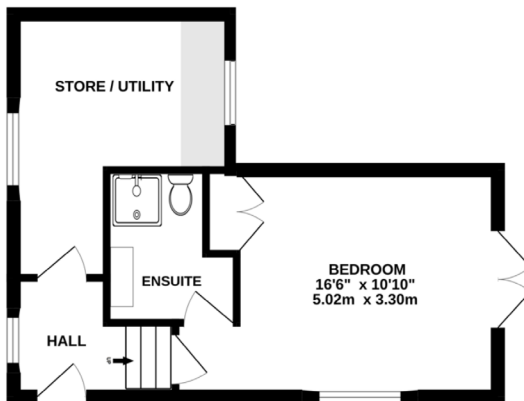
Specifications

- Iconic property in Whitegate
- Oozing charm and character
- 1663 square feet of living space
- Annexe with double bedroom and shower room
- Mature gardens
- Convenient location for schools and transport links

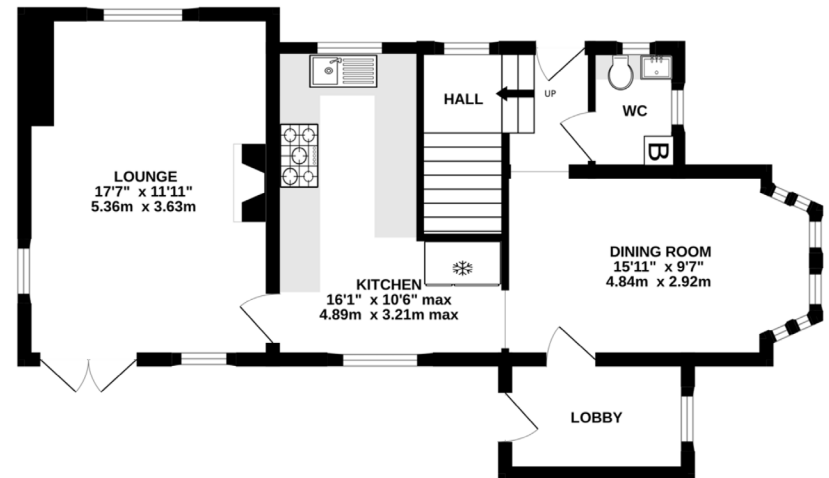




ANNEXE
373 sq.ft. (34.7 sq.m.) approx.



GROUND FLOOR
652 sq.ft. (60.6 sq.m.) approx.



TOTAL FLOOR AREA: 1663 sq. ft. (154.5 sq.m.) approx.

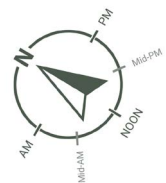
Main House: 1262 sq. ft. (119.8 sq.m.) approx.

Annexe: 373 sq. ft. (34.7 sq.m.) approx.

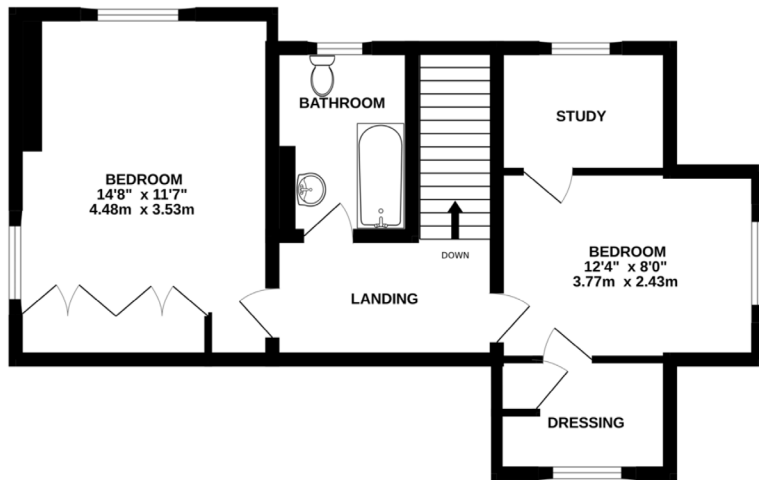
Whilst every effort has been taken to ensure the accuracy of this floorplan; the room sizes, placement of doors or windows and any countertops or other items are approximate and therefore we take no responsibility for error or omission.

This floorplan is for illustrative purposes and should be used as such for any potential purchaser.

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FIRST FLOOR
637 sq.ft. (59.2 sq.m.) approx.



See Ian's
Video
Tour





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