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# Newbrook Road, Atherton

Offers Over £995,000



Nestled within a substantial and secluded plot on the outskirts of Atherton and Over Hulton, this exceptional period detached home stands as a testament to timeless elegance and grandeur. This iconic property, located in the highly sought-after Over Hulton area of Bolton, offers an unparalleled living experience that simply cannot be fully appreciated without an in-person visit.

The home's grand scale and meticulous attention to detail are evident throughout, providing an inviting and luxurious atmosphere. Its prime location ensures easy access to a wide array of amenities, including prestigious public and private schools, making it an ideal choice for families. Additionally, the property is strategically positioned near major transport links, offering convenience for commuters.

The home boasts five generously proportioned double bedrooms, providing ample space for family and guests alike. Three separate reception rooms offer versatile living spaces, perfect for both formal entertaining and casual family gatherings and two newly refurbished bathrooms. The expansive and beautifully landscaped mature gardens provide a tranquil retreat, ensuring privacy and a connection to nature.

Practicality is not overlooked, with extensive secure parking available, accommodating multiple vehicles with ease. Homes of this calibre and scale are seldom available at such an attractive price point, making this a rare and extraordinary opportunity. Early internal viewing is highly recommended to fully appreciate the exceptional quality and distinctive features of this remarkable home.





## KEY FEATURES

- LARGE PLOT
- BEAUTIFUL LANDSCAPED GARDENS
  - DOUBLE GARAGE
  - TWO BATHROOMS
- MUST BE SEEN TO FULLY APPRECIATE
  - FIVE BEDROOMS
  - THREE RECEPTION ROOMS
  - PERIOD FEATURES
  - UTILITY ROOM
  - RARE OPPORTUNITY













