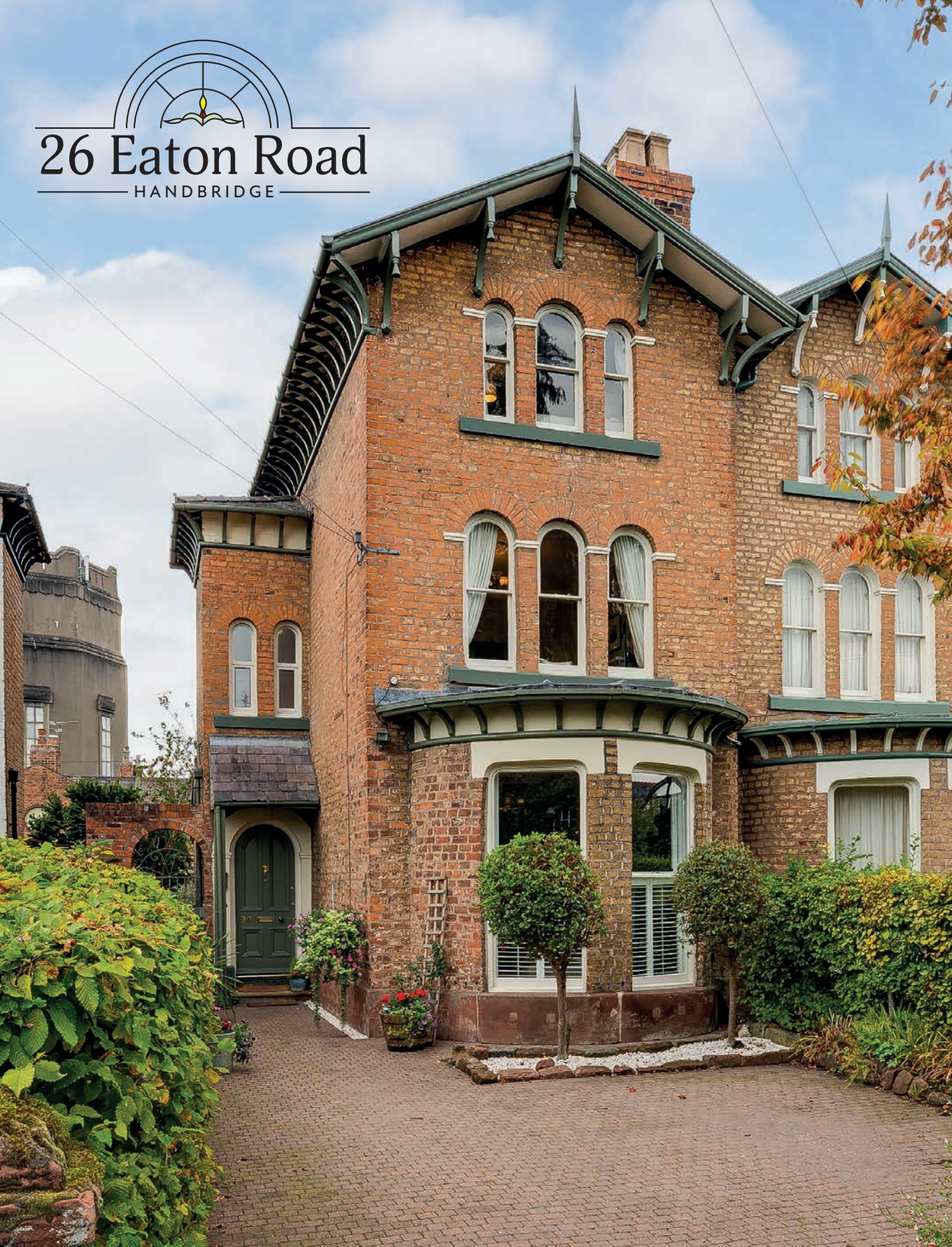




26 Eaton Road
HANDBRIDGE





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A home of presence and poise, 26 Eaton Road offers the best of Chester living. This handsome Victorian semi-detached house stands just beyond the River Dee in the sought-after neighbourhood of Handbridge, combining graceful architecture with a warm sense of home. Restored with care and enhanced for modern life, it retains its period elegance while providing generous, versatile spaces for family living and entertaining.

A GRACIOUS WELCOME

The approach sets the tone. A sandstone wall with gate pillars frames the entrance, leading to a driveway with ample parking. The original timber door opens into a wide hallway where the stained glass window glows through to the high ceilings and decorative details which immediately establishes the home's character.

From here, the principal reception room unfolds at the front of the house. Light pours through a bay window, highlighting the coved ceiling and working fireplace. This room feels equally suited to quiet evenings by the fire or larger gatherings with friends.





FLOWING SPACES FOR LIVING

At the heart of the home, the dining room is rich with character, with an original sandstone fireplace and full-height cupboards lending a sense of history. The space flows seamlessly into the open plan kitchen, which combines period charm with contemporary convenience. Here, two Neff hide and slide ovens are complimented by modern cabinetry and work surfaces designed for both practicality and style.

Beyond, the garden room extends the living space, its pitched roof and abundant glazing creating a bright, uplifting setting to start the day. With direct access to the garden, this is a space that connects inside and out, summer and winter alike.

Stone steps descend to the cellar, a useful storage space that reflects the Victorian sense of solidity. While simple in function, it reinforces the home's layered history and enduring build quality.



BEDROOMS OF CHARACTER & COMFORT

The first floor reveals rooms of exceptional scale. The principal bedroom is a haven, with its decorative fireplace, moulded ceiling rose and generous proportions. The adjoining en-suite is designed for indulgence, complete with a roll-top bath, double basins and separate shower.





REST & REFRESH

A second large double bedroom on this floor, currently enjoyed as a secondary living space, is distinguished by three arched windows and an ornate fireplace. Across the landing, a shower room provides stylish practicality for family or guests.

The second floor continues the theme of light and space. A skylight brightens the landing, while two further double bedrooms echo the charm of the levels below. Each is anchored by an original fireplace and enjoys its own outlook across the rooftops and towards the hills. One has the luxury of a further en-suite with a free-standing bath and separate shower, creating a second suite of hotel-like quality.



GARDENS DESIGNED TO DELIGHT

To the rear, a walled garden creates a private retreat. Thoughtfully landscaped with lawns, mature borders and established trees, it enjoys afternoon and evening sun. Several patio areas invite outdoor dining or quiet reflection, and a summer house tucked to the rear provides a charming focal point. The garden is not only beautiful but also practical, secure and sheltered, offering enjoyment throughout the seasons.





THE LIFE AROUND YOU

Handbridge has long been one of Chester's most desirable addresses. A village within the city, it offers an array of local shops, inviting pubs and restaurants, and a welcoming community spirit. The Meadows, just moments away, provide vast green spaces perfect for walking, running or simply breathing in the open air by the river.

From the house, it is a short stroll across the Dee to the heart of Chester. The city offers historic streets lined with boutiques, celebrated dining, and cultural venues ranging from the Storyhouse theatre to the famous racecourse. For families, schools of excellent reputation are close at hand, while Chester Business Park and main transport routes place the wider region within easy reach.



A ELEGANCE BALANCE

What sets 26 Eaton Road apart is its balance of grace and practicality. It is a home where the beauty of period detail enhances rather than overshadows daily life. Where spacious rooms adapt to the rhythm of family gatherings and quiet evenings alike. Where garden, city and countryside meet in harmony.

The current owners speak warmly of its versatility. It is a house that feels intimate when occupied by two, yet expansive enough to welcome a houseful of guests. It is both a private retreat and a place designed to share.



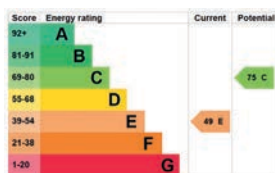
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Approximate Gross Internal Area = 197.1 sq m / 2122 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1246785)



FINER DETAILS:

- Private driveway
- It is freehold property
- Stone throw away from the city
- The house is Victorian, semi-detached, retaining many period features
- Council Tax band F



A RARE OPPORTUNITY

In a city known for its fine Victorian and Edwardian homes, 26 Eaton Road is a rare offering. Its combination of scale, character and location is not easily found, particularly in such a sought-after quarter of Chester. Whether for a growing family, those seeking multi-generational living, or buyers simply wishing to enjoy the character of a historic home without compromise, this house presents an exceptional opportunity.



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