



Wright Marshall
Estate Agents

10 Rowlands View, Tarporley, CW6 0LN



£1,300 Per Calendar Month

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Located just five minutes from Tarporley, Rowlands View is a beautifully presented three-bedroom semi-detached home offering generous accommodation, off-road parking, and far-reaching countryside views.

EPC Rating D
Council Tax Band C

Description

The property opens with a welcoming entrance hall leading to a spacious living room featuring dual-aspect windows, laminate flooring, and a gas fireplace, creating a bright and comfortable living space. The modern kitchen is fitted with a range of base and wall units, a recently installed oven, plumbing for a washing machine, and space for a fridge freezer. From the kitchen, a rear hall provides access to a useful WC, a storage area, and the rear garden.

Upstairs, there are three well-proportioned double bedrooms. The principal bedroom enjoys a large window framing stunning views across the Cheshire countryside, along with a charming decorative fireplace. All bedrooms are served by a contemporary wet-room style shower room.

Externally, the property enjoys excellent private outdoor space, with a patio and steps leading down to a split level rear garden, ideal for relaxing or entertaining. To the front, there is ample parking for up to three vehicles, complemented by a spacious front and side garden that enhances the property's kerb appeal.

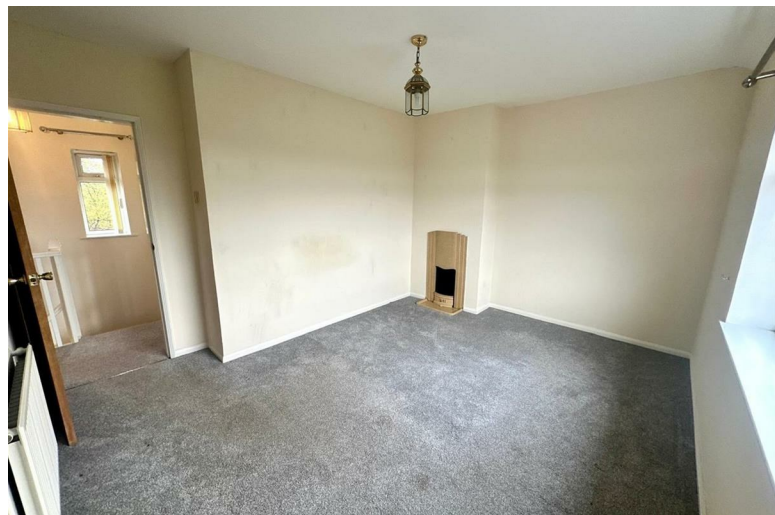
Location

Utkinton is a sought-after village just 2 miles from Tarporley, offering scenic countryside views and direct access to the Sandstone Trail. The village features Rose Farm Shop with a post office, delicatessen, off licence, café, and garden centre focused on local produce. Utkinton and nearby Tarporley offer excellent schools, including the highly rated Tarporley High School.

Tarporley itself is one of Cheshire's most desirable villages, with a vibrant High Street lined with independent shops, cafés, restaurants, pubs, and essential services such as a doctor's surgery and churches. It also hosts community events and recreational facilities, including a tennis club and Portal Golf & Country Club.

The area is well-connected, with Chester just 15–20 minutes away and rail links via Delamere and Crewe (direct to London in approx. 1hr 40mins). Manchester and Liverpool airports are both within 27 miles.

Nearby attractions include Delamere Forest, Oulton Park, Beeston Castle, and Nantwich, a charming market town rich in history, shopping, and character.





All floorplans provided are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.



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