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Cut Lane, Knowsley

£950,000

BELVOIR!

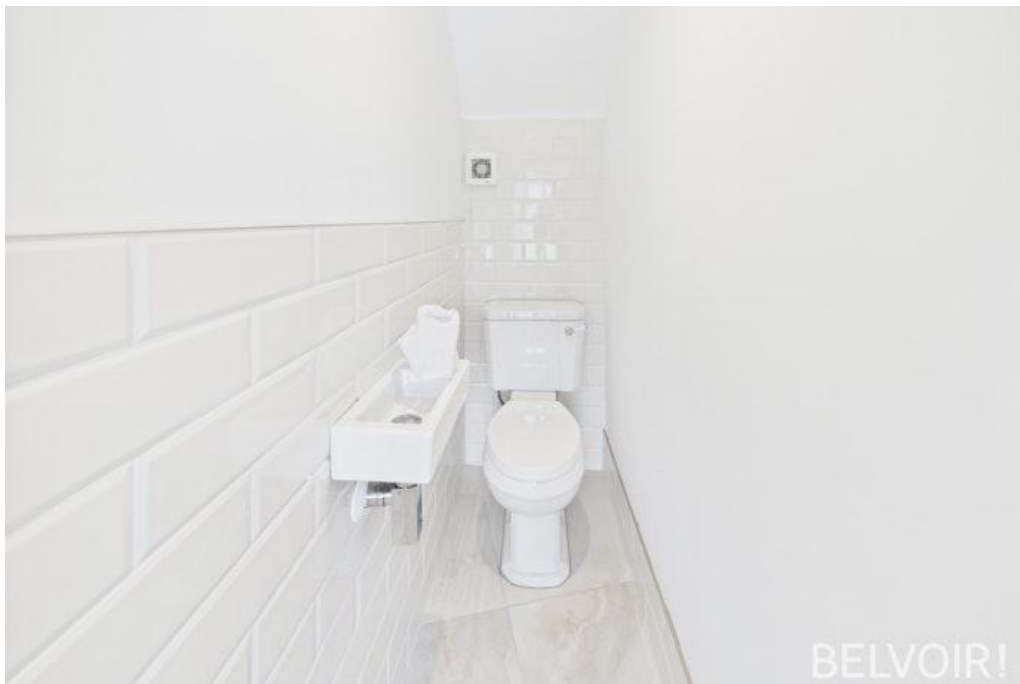


Key Features

- > EXCLUSIVE BARN CONVERSION
 - > PICTURESQUE COUNTRY LANDSCAPES
 - > FREEHOLD
- > DETACHED GARAGE
 - > NO CHAIN
 - > UTILITY ROOM
- > Tenure: Freehold
 - > EPC rating C







Tucked away in the peaceful rural setting of Cut Lane, Knowsley, this stunning, newly completed barn conversion offers a seamless fusion of modern luxury and rustic character. Set against sweeping views of open fields from every angle—a truly rare find—the property promises tranquillity, privacy, and access to outstanding local walks, nestled conveniently between Cut Lane and Coach Road.

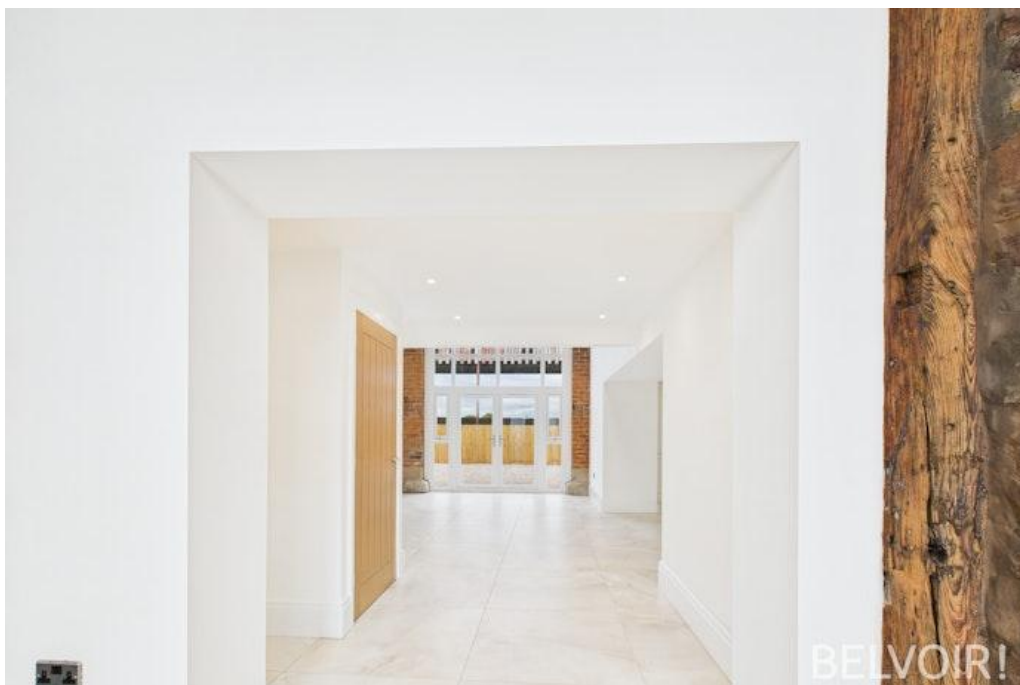
Designed with versatility in mind, the home comfortably accommodates three to five bedrooms, making it ideal for families or those in need of additional guest or hobby space. The flexible layout includes two to three additional reception rooms that can be adapted to suit your lifestyle—whether that's entertaining, working from home, or simply unwinding in style.

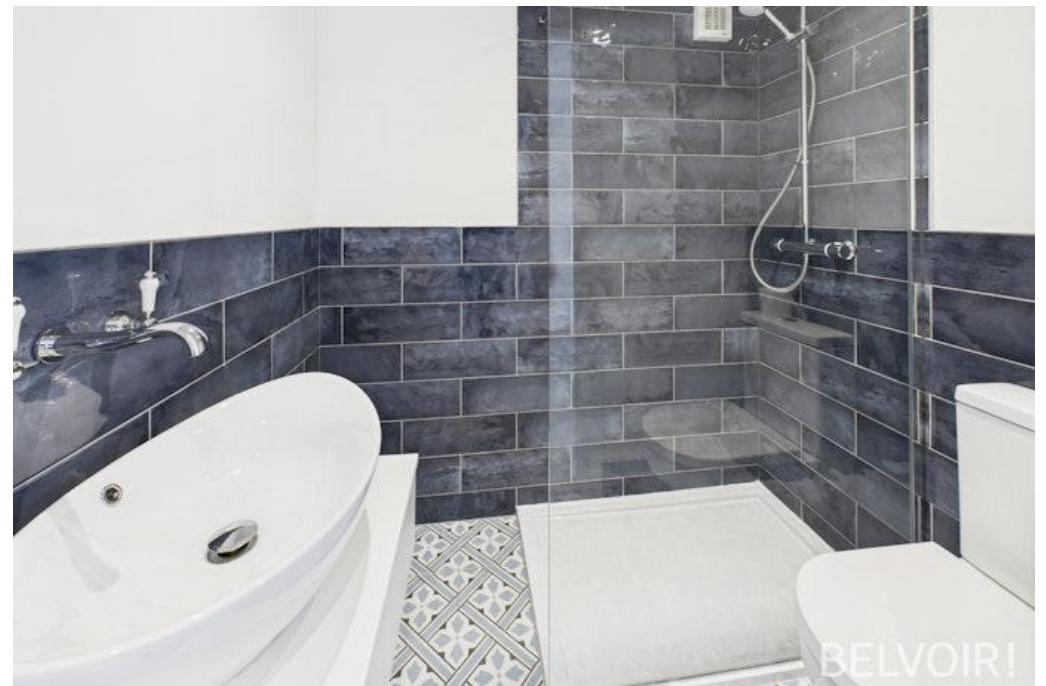
Upon entry, you're welcomed into a generous reception area that exudes warmth and sophistication—perfect for both relaxed living and entertaining. The open-plan layout flows effortlessly through to the heart of the home: a beautifully appointed, high-spec kitchen. Fitted with premium appliances and ample cabinetry, it's a dream for any culinary enthusiast. Underfloor heating runs throughout both floors, adding comfort and efficiency all year round.

Three of the impressive bedrooms benefit from luxurious en-suite bathrooms, providing privacy and convenience for residents and guests alike. Additional features include a separate utility room, two further WCs, and extensive built-in storage throughout.

Surrounded by nature yet offering all the comforts of contemporary living, this exquisite barn conversion represents a rare opportunity to enjoy the best of both worlds. Combining thoughtful design with a picturesque setting, it's a truly unique home for those seeking space, style, and serenity.

Don't miss the chance to make this remarkable countryside retreat your own.







HALLWAY

5'10" x 8'11" (1.8m x 2.7m)

Door to front aspect. Tile to floors. Windows to front aspect. Under floor heating.

KITCHEN

23'11" x 14'1" (7.3m x 4.3m)

Windows to rear aspect. Tiles to floors. Upper and lower wooden kitchen cupboards. Marble counter tops. Under floor heating.

UTILITY ROOM

12'6" x 12'5" (3.8m x 3.8m)

Window to the rear aspect. Tiles to floors. Lower wooden kitchen cupboards. Under floor heating.

WC

5'11" x 2'4" (1.8m x 0.7m)

Door to rear aspect. Tile to floors. Toilet to wall. Basin to wall. Under floor heating.

BEDROOM ONE

16'6" x 12'4" (5m x 3.8m)

Wood to floors. Door to front aspect. Window to rear aspect. Under floor heating.

EN-SUITE

6'1" x 4'6" (1.9m x 1.4m)

Door to rear aspect. Tiles to floors. Shower to wall. Toilet to wall. Basin to wall. Under floor heating.

BEDROOM TWO

12'10" x 10'10" (3.9m x 3.3m)

Door to front aspect. Window to rear aspect. Double doors to rear aspect. Wood to floors. Under floor heating.

EN-SUITE

6'5" x 7'2" (2m x 2.2m)

Door to front aspect. Tiles to floor. Shower cubical to wall. Basin to wall. toilet to wall. Under floor heating.

BEDROOM/RECEPTION

14'9" x 24'4" (4.5m x 7.4m)

Door to front and rear aspect. Windows to rear aspect. Wood to floors. CCTV control room to front aspect. Under floor heating.

STAIRS/LANDING

23'3" x 13'7" (7.1m x 4.1m)

Carpet to stairs. Wood to floor. Banister to wall. Window to front and rear aspect.

MEZZANINE LOUNGE

19'7" x 10'8" (6m x 3.3m)

Wood to floors. Window to rear aspect. Door to rear aspect. Under floor heating.

TERRACE

5'3" x 4'1" (1.6m x 1.2m)

Railing to wall. Door to rear aspect. Under floor heating.

BEDROOM FOUR

16'6" x 11'6" (5m x 3.5m)

Door to front aspect. Windows to rear aspect. Stained glass window to wall. Wood to floors. Under floor heating.







Approximate total area⁽¹⁾
2931 ft²

Balconies and terraces
22 ft²

Reduced headroom
3 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

EN-SUITE

6'2" x 7'8" (1.9m x 2.3m)

Door to front aspect. Tiles to floors. Shower cubical to wall. Toilet to wall. Basin to wall. Under floor heating.

WC

3'1" x 5'4" (0.9m x 1.6m)

Door to rear aspect. Tiles to floors. Basin to wall. Toilet to wall. Window to ceiling. Under floor heating.

STAIRS /LANDING

8'4" x 5'5" (2.5m x 1.7m)

Carpet to stairs. Banister to wall.

MAIN BEDROOM

15'1" x 11'9" (4.6m x 3.6m)

Door to front aspect. Carpet to floors. Window to front aspect. Under floor heating.

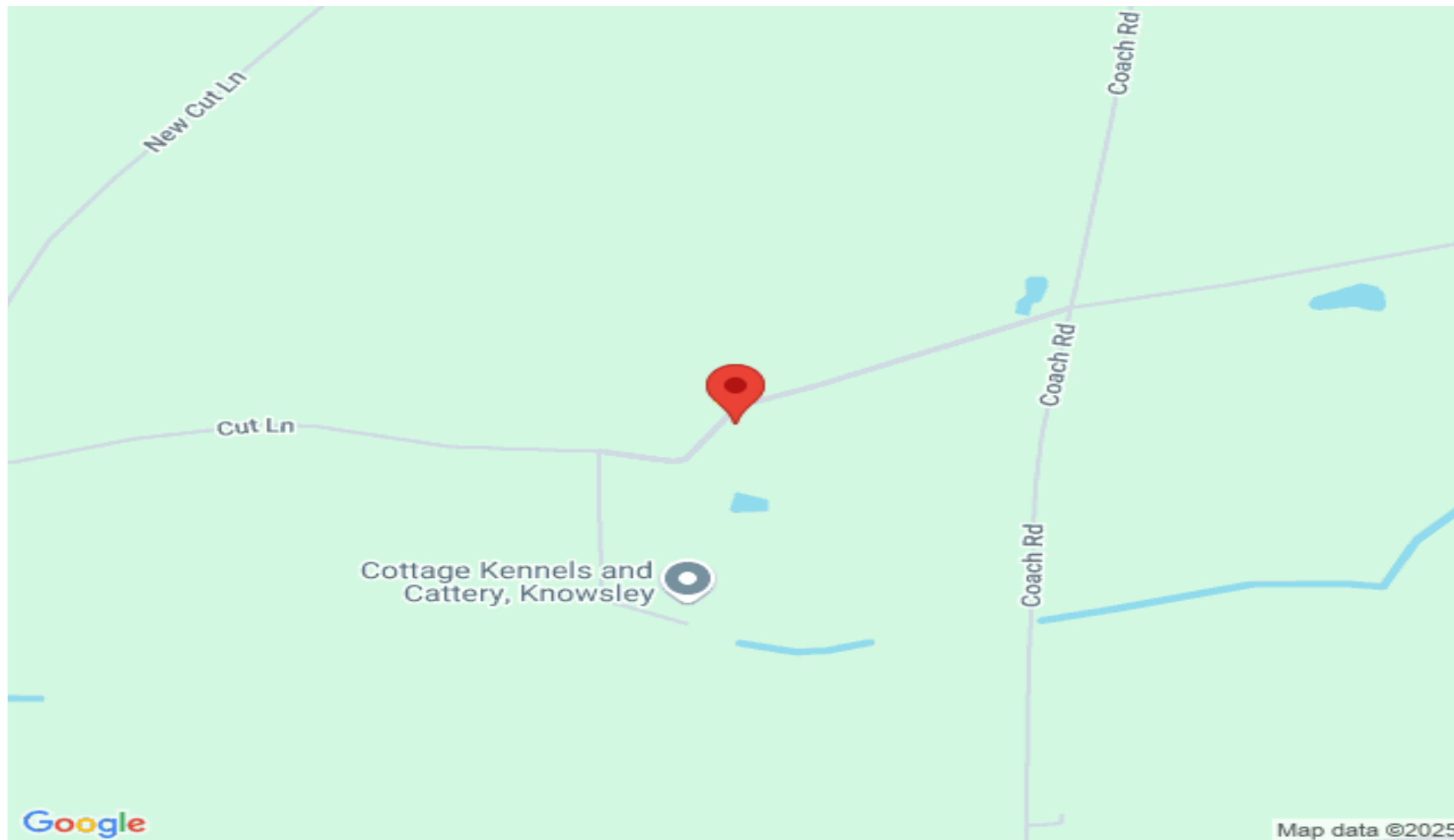
ENSUITE

14'0" x 9'2" (4.3m x 2.8m)

Door to rear aspect. Tiles to floors. Bath tub to wall. Window to rear aspect. Shower cubical to wall. Basin to wall. Toilet to wall. Under floor heating.

SALES DISCLAIMER

We endeavour to make our property particulars as informative & accurate as possible, however, they cannot be relied upon. We recommend all systems and appliances be tested as there is no guarantee as to their ability or efficiency. All photographs, measurements & floorplans have been taken as a guide only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Solicitors should confirm moveable items described in the sales particulars are, in fact included in the sale due to changes or negotiations. We recommend a final inspection and walk through prior to exchange of contracts. Fixtures & fittings other than those mentioned are to be agreed with the seller.



Contact us today to arrange a viewing...

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