



Birchinley Lane | Rochdale





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- Character Features throughout
- Substantial Plot & Accommodation
 - Semi Rural Location
- Stunning Views
- Open Plan Kitchen
- Walking Distance to Village



Maison Haus are delighted to present The Manor, ideally located in a semi-rural setting, surrounded by breathtaking countryside, it lies in the foothills of the South Pennines. The Manor House is a Grade 2 listed building originally dating from the early 17th century (1631 with one of the wings being rebuilt in 1973) and commands a central position within this small hamlet.



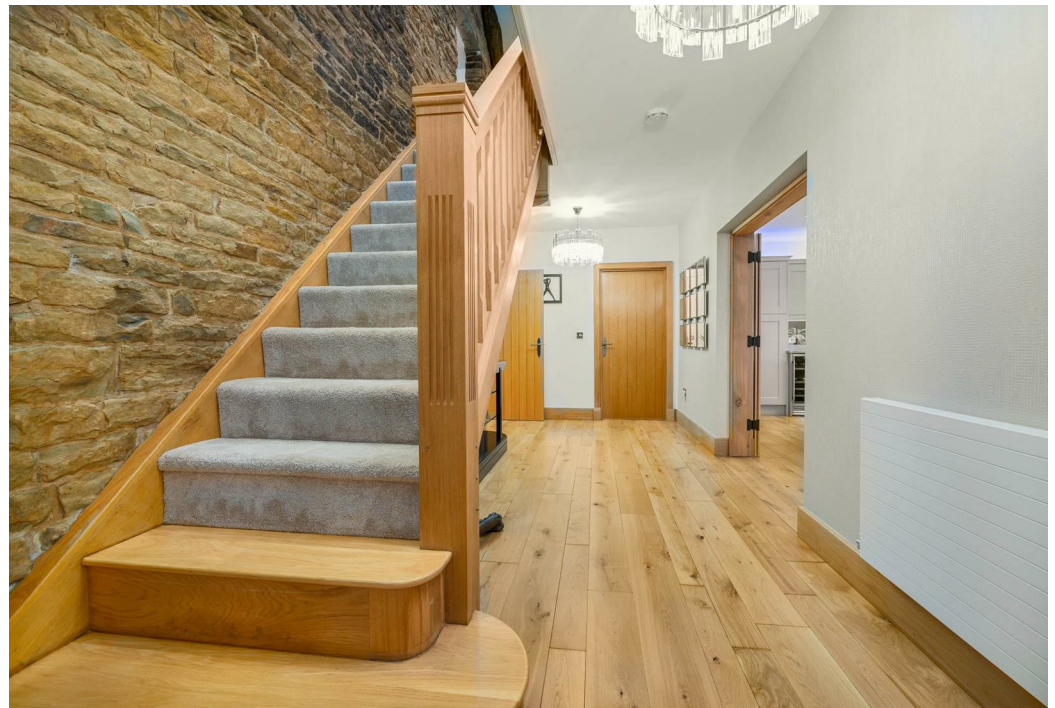


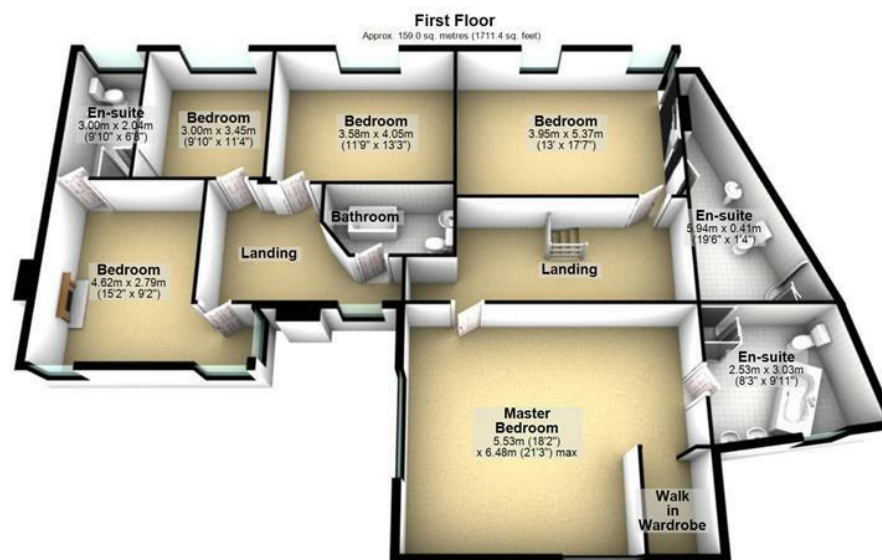
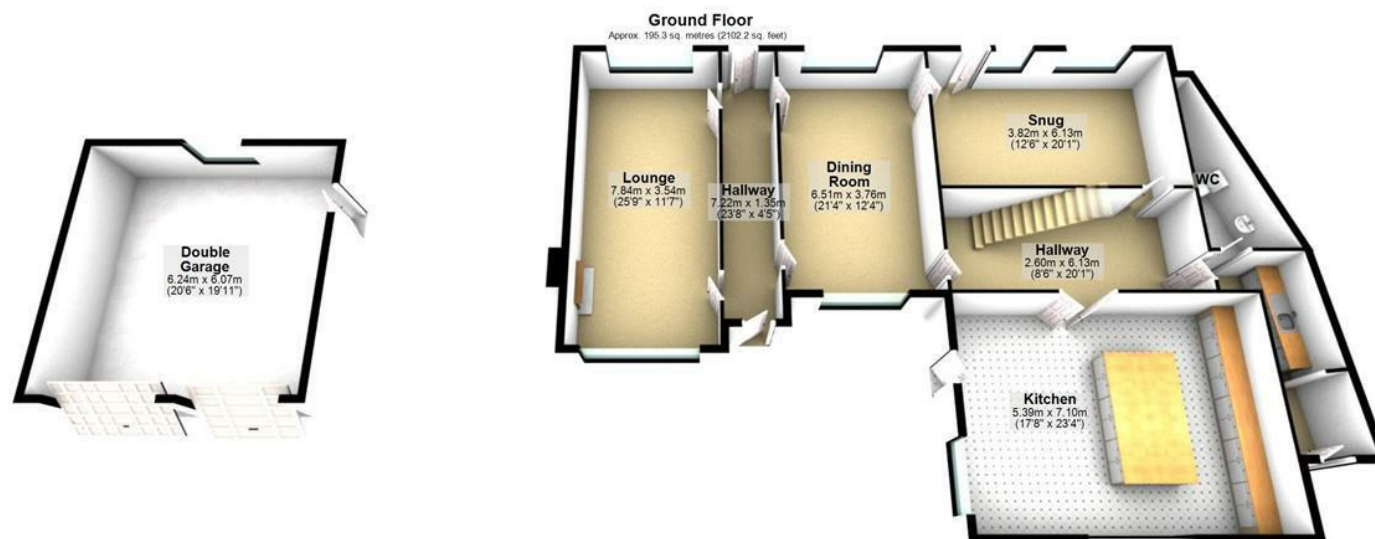
Its immediate proximity to road, rail, and motorway networks, M62 to Manchester, Leeds or Huddersfield and Halifax makes it a best of all worlds location.

The accommodation in brief comprises of; entrance hall, lounge, dining room, snug, open plan kitchen, wc, boot room and utility. To the first floor is a galleried landing with five bedrooms, three bedrooms have en-suites with a further two serviced by a family bathroom. The Master bedroom has its own walk in wardrobe alongside a stunning ensuite with free standing bath.

Externally the property boasts a double garage and a large surrounding plot garden with both lawned gardens and complementary stone patio areas providing sunshine all day and into the evening.

Having been totally restored to exacting standards, including hand crafted oak staircase, doors, door frames, window sills flooring and skirting boards to flow the contours of the original stone walls and now offers a fabulous country home with many of the attributes to rural living but without the isolation. There are many original features to include inglenook fireplaces, beamed ceilings and exposed stone walls The development is surrounded by farmland, there is a double garage with the property and a further 2 external parking spaces and the total square footage is over 4108 square feet.





Total area: approx. 354.3 sq. metres (3813.6 sq. feet)

Birchinley Lane
Rochdale
OL16 3DG

Guide Price: £1,000,000
Tenure: Freehold
Local Authority: B
EPC Rating:



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