

Development of Mere House Siddington



Andrew J Nowell
& Company



Mere House, Congleton Road, Siddington, SK11 9JR

A rare opportunity to build a lakeside family residence in grounds of 1.3 acres.

- Approx 7,000 Sq.ft
- Stunning Setting
- Leisure Complex
- Planning Permission Granted

A unique scheme with approved planning permission to construct a brand new family residence extending to just under 7,000 square feet. The proposed accommodation would create a spacious and well-balanced family home with full leisure facilities.

Situated in an idyllic semi-rural position at the end of a long private driveway with stunning views across Redesmere Lake and adjoining Cheshire Countryside.

The Proposed Accommodation:

Ground Floor

- Entrance Hall
- Open Plan Living Kitchen
- Formal Lounge
- Dining Room
- Utility Room
- Gym
- Office
- Swimming Pool
- Steam Room
- Sauna
- Cloakroom WC
- Powder Room

First Floor

- Principal Bedroom with dressing room, en-suite bathroom and roof terrace
- Four Double Bedrooms
- Four En-Suite Bathrooms
- Upstairs Sitting Room
- Laundry Room

Ancillary

- Triple Garage
- Garden Room/Office





Situated within easy reach of the centres of Alderley Edge, Knutsford and Wilmslow Mere house occupies a convenient and desirable semi-rural location. With charming gardens and ground extending to approximately 1.3 acres.

Offered for sale with no onward chain.

Cheshire East Planning Reference: 21/6351M

Important Information

Council Tax – H

EPC Rating – E

Tenure – Freehold

Heating: Oil Fired Central Heating

Services: Mains Electric & Water, Drainage via septic tank

Parking: Driveway & Garage

What 3 Words – [///forgives.cook.lands](http://forgives.cook.lands)

Flood Risk*: Very low risk of flooding

Broadband**: Satellite broadband available at the property.

Mobile Coverage**: Mobile coverage with main providers (EE, O2, Three & Vodafone). Limited coverage indoors.

* Information provided by GOV.UK

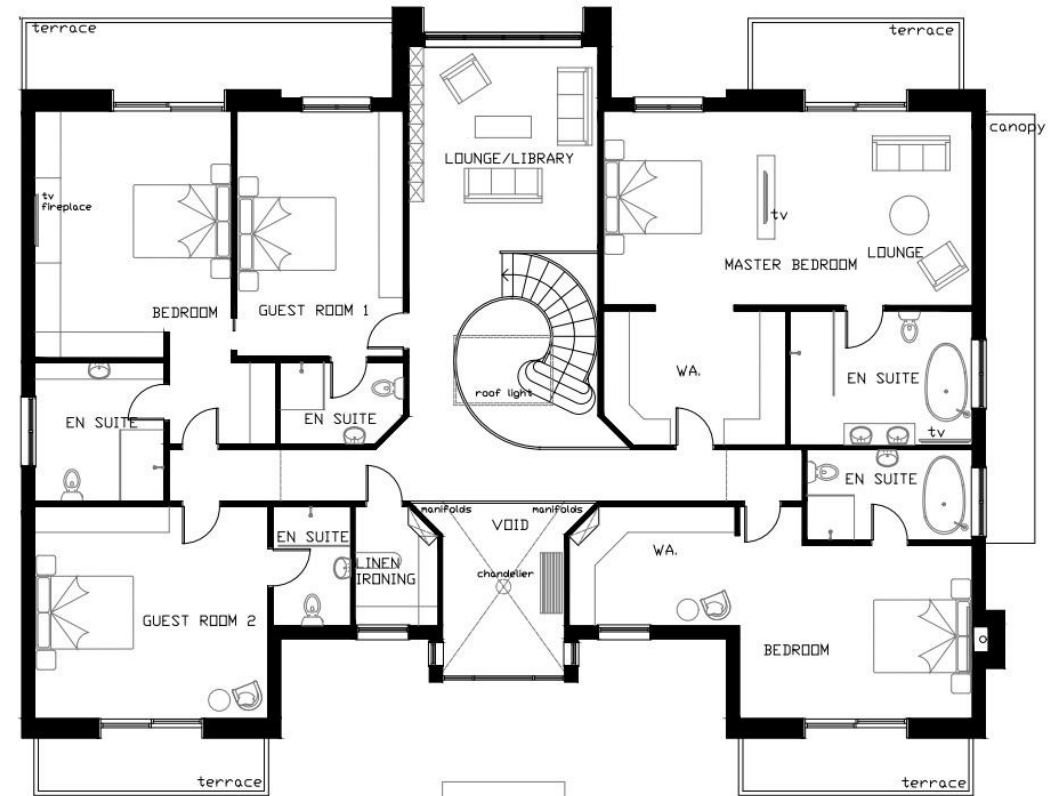
**Information provided by Ofcom checker.

The information isn't guaranteed. Andrew J Nowell take no responsibility for inaccuracies and advise potential buyers to do their own checks before committing to purchase.

Proposed Plans



Ground Floor



First Floor



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