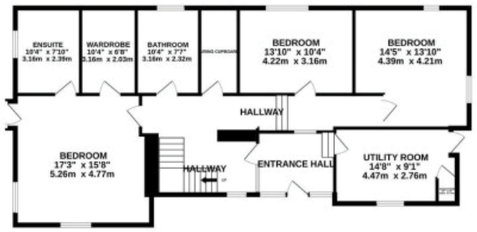
LOWER BARN

Briargrove Road, Birch Vale

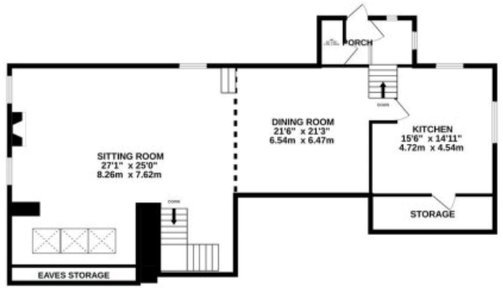
£999,950



GROUND FLOOR
1275 sq.ft. (118.5 sq.m.) approx.



1ST FLOOR
1273 sq.ft. (118.3 sq.m.) approx.



TOTAL FLOOR AREA : 2548 sq.ft. (236.8 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2026



Exceptional DETACHED stone barn conversion in a rural setting with panoramic views, spacious living, modern comforts, approximately 4.5 acres of land, garage, stable or workshop, and easy access to local amenities.

NOTICE
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Marple Bridge
10, Town Street, MARPLE BRIDGE SK6 5DS
0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk

The Property Ombudsman

GASCOIGNE HALMAN

- Stone barn conversion with glorious panoramic views
- Large driveway, garage and stable/workshop
- Garden and grazing land (approx 4.5 acres)
- Main bedroom complimented by dressing room and en-suite
- Living space with stunning vaulted ceiling.
- Large utility room
- Attractive period detail

£999,950

LOWER BARN

Briargrove Road, Birch Vale

















Nestled in a picturesque rural setting with glorious panoramic views, this exceptional stone barn conversion offers a unique blend of characterful period detail and modern comfort. The property welcomes you with a sense of warmth and timeless charm, evident in its exposed beams, natural stonework, and beautifully crafted finishes throughout. There is an amazing spacious living area, where a stunning vaulted ceiling creates an impressive sense of space and light, perfect for relaxing with family or entertaining . The thoughtfully designed accommodation flows seamlessly, with a generous kitchen and dining area that is ideal for both every-day living and special occasions. The main bedroom is a true retreat, complemented by a private dressing room and a stylish en-suite bathroom, offering a tranquil space to unwind . Additional bedrooms provide ample space for family or visiting guests, while the large utility room ensures that practical needs are easily met without compromising on style. Every corner of this home has been carefully considered, blending the rustic elegance of its heritage with the convenience of contemporary living. The property also benefits from a spacious driveway, a garage for secure parking, and a versatile stable or workshop, catering to a variety of interests and hobbies. For those with equestrian or outdoor pursuits, approximately 4.5 acres of land are included, presenting endless possibilities for enjoyment and lifestyle. This remarkable barn conversion is more than just a home - it is a place where memories are made, surrounded by breathtaking scenery and the peace of the countryside, yet within easy reach of local amenities and transport links. Discover a property that perfectly balances rural tranquility with every-day convenience, inviting you to experience a truly enviable way of life.

LOCATION

Birch Vale is situated within easy reach of New Mills and Marple which offer a wide range of shops, restaurants, educational and recreational facilities. For the commuter both New Mills and Marple stations offer services to Manchester city centre and the access points to the Northwest motorway network can be found at Stockport East and Bredbury junctions.

DIRECTIONS

Sat-Nav: SK22 1AY

TENURE

Freehold. (Subject to verification by solicitors).

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

High Peak Council. Council Tax Band: E

VIEWING

Viewing strictly by appointment through the Agents.