









Newton Hall, Newton Hall Lane

Mobberley

A historic Grade II Listed country house, beautifully refurbished throughout with exceptional quality, standing in a fabulous position within immaculate gardens and grounds, including a grass tennis court, outdoor swimming pool, equestrian facilities, manège and stables, in all about 6.5 acres.

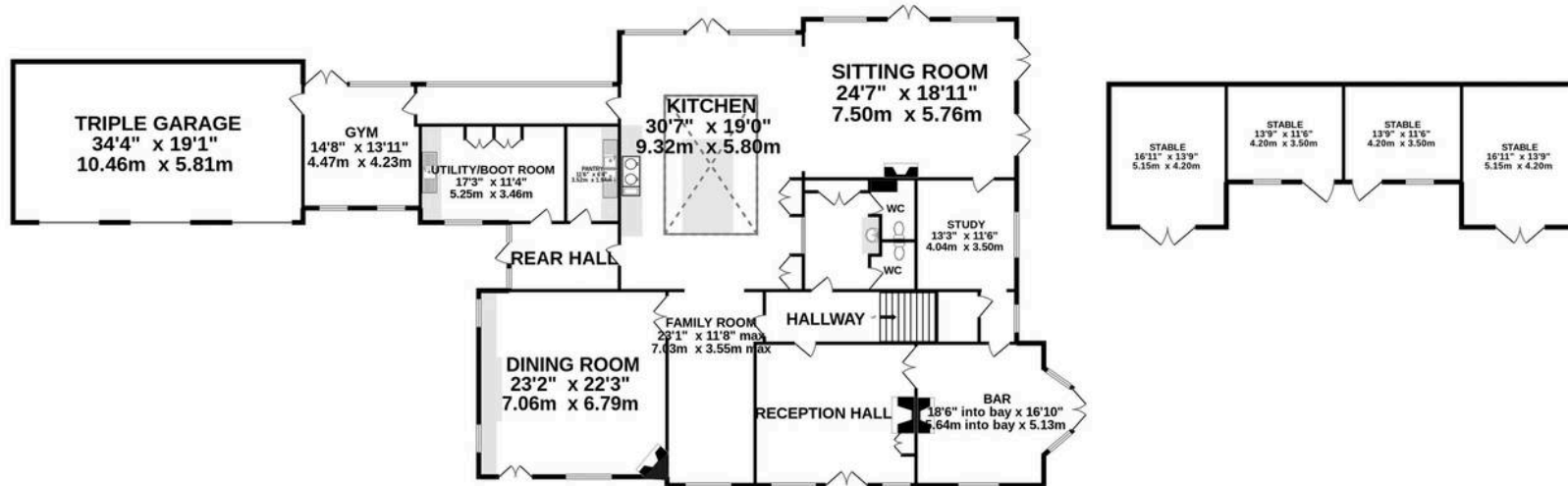
Council Tax band: H

Tenure: Freehold

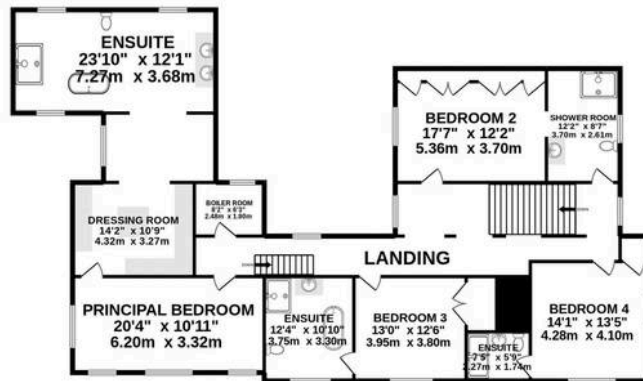
- An exceptional Grade II listed country house within immaculate gardens and grounds of 6.5 acres
- Lovely semi rural location between Knutsford, Hale and Wilmslow
- Beautifully refurbished throughout to an exceptional quality
- Immaculate gardens, paddocks, grass tennis court, outdoor swimming pool
- Superb range of modern timber stables and all weather arena



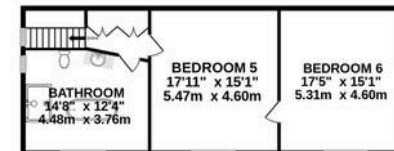
GROUND FLOOR
4413 sq.ft. (410.0 sq.m.) approx.



1ST FLOOR
2164 sq.ft. (201.0 sq.m.) approx.



2ND FLOOR
764 sq.ft. (71.0 sq.m.) approx.



EXCLUDING STABLES

TOTAL FLOOR AREA : 7341 sq.ft. (682.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



Stuart Rushton & Company

Stuart Rushton & Co, 35 King Street – WA16 6DW

01565 757000

enquiries@srushton.co.uk

www.srushton.co.uk



We are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere. We assume no responsibility for any statement that may be made in these particulars, and they do not form part of any offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only. Importantly, it should not be assumed that the property has all necessary planning, building regulations or other consents and we have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.