



588 Chorley New Road, Lostock

Offers in Region of £795,000

Miller Metcalfe
Every step of the way

588 Chorley New Road

Lostock, Bolton

Occupying an enviable, private and commanding plot, beautifully framed by mature trees and established hedgerows, stands the magnificent 'Bessie Dell' – an exceptional residence situated within one of Bolton's most prestigious addresses.

A much-loved family home for many decades, this remarkable property presents an incredibly rare and exciting opportunity to acquire a home of a calibre that seldom comes to the market. Offering an abundance of living space, unrivalled versatility and timeless character, this is undoubtedly the forever home many buyers have been waiting for. Beautifully maintained throughout and a true credit to the current owners, the property has been sympathetically cared for, remaining entirely in keeping with its age and heritage. Whilst impeccably presented, it also offers exceptional potential for a new owner to modernise, remodel or extend further, subject to the necessary planning permissions and building regulations, creating a truly outstanding family home tailored to their own tastes.

Welcome Home

Surrounded by an oasis of beautifully established gardens, the property's immediate kerb appeal is undeniable. Characterful mullion windows, an attractive red brick façade and vibrant, mature planting combine to create a warm and welcoming first impression. Set at the foot of a shared driveway, well back from Chorley New Road in the highly desirable area of Lostock, the property enjoys both privacy and convenience in equal measure.

An exceptional range of amenities are close at hand, including the highly regarded Bolton School and Bolton Golf Club. Everyday conveniences such as shops, supermarkets, restaurants and leisure facilities are all within easy reach. For those needing to commute, the nearby M61 motorway can be accessed within minutes, providing excellent transport links to Manchester, Liverpool and beyond.

Space To Unwind & Relax

Perfectly reflecting the charm and character expected of a home of this era, the property has retained many of its original features whilst offering an incredible amount of flexible living accommodation. A bright, warm and welcoming entrance hallway immediately sets the tone, providing access to three substantial reception rooms together with a convenient ground floor shower room.

Arranged over three generous floors and extending to approximately 4,700 sq ft











TOTAL: 4713 sq. ft, 438 m2

LOWER GROUND: 226 sq. ft, 21 m2, GROUND FLOOR: 2082 sq. ft, 193 m2, FIRST FLOOR: 1188 sq. ft, 110 m2, SECOND FLOOR: 393 sq. ft, 37 m2, THIRD FLOOR: 824 sq. ft, 77 m2
 EXCLUDED AREAS: STORAGE: 354 sq. ft, 33 m2, BASEMENT: 263 sq. ft, 24 m2, FIREPLACE: 25 sq. ft, 2 m2,
 WALLS: 395 sq. ft, 37 m2





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