



**GASCOIGNE
HALMAN**

EYEBROOK ROAD, BOWDEN

THE AREAS LEADING ESTATE AGENT



EYEBROOK ROAD, BOWDEN

£3,200,000

Stunning 6,400 sq. ft. Georgian-style home in Bowdon with 6 beds, luxury suites, gym, study, gated drive, double garage, and large gardens. Close to top schools and village amenities.

An architectural triumph of classical symmetry and contemporary scale, this majestic residence stands as one of the finest family homes in Bowdon's most coveted enclave. Spanning around 6,400 sq. ft. across three meticulously planned floors, the property marries the grand proportions of the Georgian era with the effortless flow required for modern luxury living.





Around 6,400 sq. ft. of Living Space

Set Across Three Floors

Six/Seven Bedrooms

Five Bathrooms

Four Reception Rooms

Gated Carriage Driveway

Detached Double Garage

Prime Location

EYEBROOK ROAD, BOWDEN

The experience begins at the striking portico entrance, leading into a grand reception hall that immediately establishes a sense of occasion.

The ground floor is a masterclass in layout: a refined drawing room and formal dining room offer sophisticated spaces for hosting, while a sprawling bespoke kitchen and family hub serves as the soul of the home.

A dedicated entertainment room, practical utility, and cloakroom complete a floor designed for both high-profile entertaining and quiet family retreats.

The upper levels are a sanctuary of space. The principal suite covers a significant area of the first floor itself, featuring a charming balcony, a bespoke dressing room, and a spa-inspired en suite. Five/six additional bedrooms (four with private en suites) ensure effortless comfort for family and guests alike.

For those prioritizing wellness and productivity, a professional-grade gymnasium and wood-panelled study offer quiet zones away from the main living areas.

Externally, a gated carriage driveway provides a grand sense of arrival, leading to a detached double garage with an integrated gardeners store. The grounds are a rare find: expansive level lawns framed by stone-flagged entertaining terraces and architectural lighting; a private oasis for alfresco summer evenings. Positioned on one of the region's most prestigious roads, the property offers a rare blend of total privacy and village convenience. A short, leafy stroll brings you to the vibrant hearts of both Hale and Altrincham.

Families are drawn here for the peerless education; the property sits within the catchment for the country's leading grammar schools, including Altrincham Grammar, alongside prestigious independents like St Ambrose and Bowdon Church.

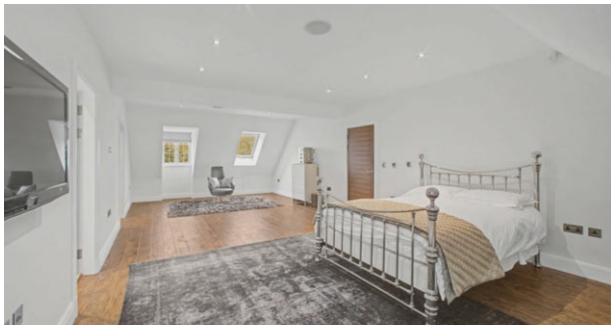






LOCATION

Hale is a vibrant village renowned for its specialist shops, services and restaurants which are within a reasonable walking distance of the property. Hale railway station offers links with Knutsford, and further afield to Chester. Hale and its surrounding towns and villages are particularly favoured, having good commuter links into Manchester City Centre and Salford Quays via the Metrolink facility at Altrincham station. The access point to the North West motorway network and Manchester International Airport are also a short driving time away. Altrincham provides a range of comprehensive shopping needs including a large number of retail outlets such as Marks and Spencer, Boots. The Trafford Centre is easily accessed via the M60. Trafford is also well known for its excellent schooling, both in the state and private sectors. Indeed, there are several good schools nearby to suit children of all ages.



TENURE

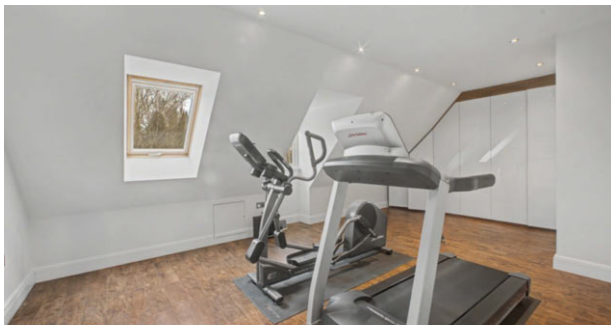
Freehold

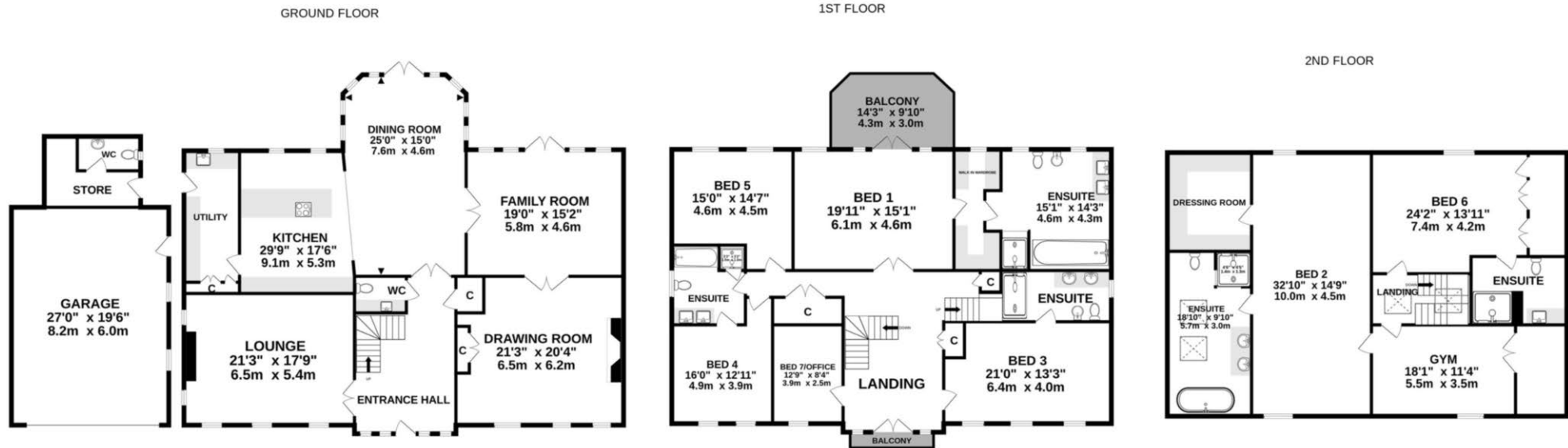
LOCAL AUTHORITY

Trafford Borough Council. Tax Band H

POSTCODE

WA14 3LR





TOTAL FLOOR AREA : 6377 sq.ft. (592.4 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.
 Made with Metropix ©2026

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



HALE OFFICE

0161 929 8118

hale@gascoignehalman.co.uk

176 Ashley Road, Hale, WA15 9SF

**GASCOIGNE
HALMAN**