









1 Villa Cottage Chester Road

Knutsford

A spacious detached home (was two cottages) on 1/3 acre. Modernised, 3 beds, large kitchen, outbuildings, garage, parking, landscaped gardens, great access to A556 and motorway.

Council Tax band: TBD

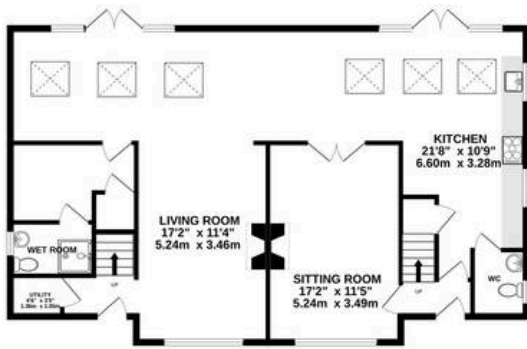
Tenure: Freehold

EPC Energy Efficiency Rating: TBC

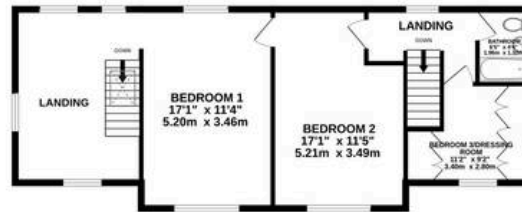
- Detached home created by combining two former cottages, offering spacious and flexible accommodation
- Approximately 1/3 acre plot with gated frontage, landscaped gardens and open countryside views
- Three double bedrooms, two reception rooms and a stunning 21ft open-plan dining kitchen
- Beautifully renovated throughout with high-quality contemporary finishes
- Secure gated driveway providing off-road parking for up to six vehicles
- Detached gym/garden room and separate entertaining bar, ideal for home working or leisure
- Large garage/workshop with power, lighting, WC and adjoining secure yard, perfect for vehicle enthusiasts or storage or business
- Excellent commuter location with immediate access to the A556, M6, M56 and Knutsford



GROUND FLOOR
1141 sq.ft. (106.0 sq.m.) approx.



1ST FLOOR
716 sq.ft. (66.5 sq.m.) approx.



1038 sq.ft. (96.4 sq.m.) approx.



TOTAL FLOOR AREA : 2894 sq.ft. (268.9 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.

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Stuart Rushton & Company

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

01565 757000

enquiries@srushton.co.uk

www.srushton.co.uk



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