



“Chesterton House”, 6 Ridley Croft Barns, Wrexham Road, Ridley CW6 9SA

Standing in outstanding rural Cheshire countryside within a large period courtyard, a superb spacious barn conversion of considerable character and appeal and incorporating significant style and design with delightful surrounding open views of the Peckforton and Bickerton Hills. With integral garage and an attractive lawned garden with patio to rear. Viewing highly recommended.

- A superbly situated and appointed end mews barn conversion
- Within outstanding, tranquil Cheshire countryside enjoying lovely views
- Upon a large select period courtyard adjoining the Bickerton Hills
- Providing impressively designed and appointed spacious accommodation to 2200 sqft
- With superb parking and large integral garage
- Four double bedrooms, two en-suite and family bathroom
- Impressively appointed throughout with a range of attractive features
- Large lounge incorporating contemporary log burner
- Spacious, attractively fitted kitchen with large central island
- In a wonderful location standing in outstanding countryside

Agent Remarks

Chesterton House occupies a lovely position within delightful surroundings and countryside with views of the Peckforton and Bickerton Hills. The area is prized for its rural pursuits, tranquil villages, high quality restaurants and public houses and is close to the charming Cheshire villages of Tattenhall and Tarporley. The area is ideally situated for daily commuting to Chester, Wrexham and beyond.

Property Details

From a delightful large courtyard a paved path leads to a high quality composite door which allows access to:

Reception Hall

A glorious entrance to the property with a staircase ascending to a galleried split landing to first floor, intricate ceramic tiled floor, radiator, wall light point under stairs area and an Oak panel door leads to:



Large Cloakroom

With pedestal wash basin, WC, radiator, recessed ceiling lighting and double glazed window to rear elevation.

From the Reception Hall an Oak panel door leads to:

Dining Kitchen 19' 5" x 17' 5" (5.93m x 5.30m)

A spacious, light and airy room enjoying lovely aspects to front and rear elevations via double glazed windows with a superb range of shaker style units, Oak butchers block working surfaces, Bosch integrated microwave, integrated fridge and freezer, integrated dishwasher, integrated kitchen range beneath filter canopy, integrated washing machine, underslung twin Belfast sink with mixer tap, tiled flooring, large central dining island incorporating counter and with cupboards and drawers beneath, recessed ceiling lighting, double radiator and a double glazed door to rear gardens.

From the Reception Hall an Oak panel door leads to:

Lounge 24' 5" x 19' 5" (7.43m x 5.93m)

A superb spacious reception room enjoying delightful aspects over the courtyard via two full height double glazed windows to front elevation, two sectional glazed windows to East elevation overlooking open fields, two radiators, tiled flooring, architectural corner fitted wood burning stove with flue and wall light points.

First Floor Landing

With access to loft, door to large walk-in airing cupboard incorporating radiator and an Oak panel door leads to:

Master Bedroom Suite 20' 3" x 17' 11" (6.18m x 5.45m)

A superbly sized and appointed principal suite with a sectional glazed window to front elevation overlooking the courtyard and to the Peckforton Hills beyond, radiator, sectional glazed window to gable elevation enjoying attractive aspects, radiator and an Oak panel door leads to:

En-Suite Shower Room

With a corner fitted shower cubicle incorporating curved screen doors and shower over, WC, tiled walls, tiled flooring, pedestal wash basin, recessed ceiling lighting, chrome towel radiator and extractor fan.

Bedroom Two 20' 3" x 12' 4" (6.18m x 3.75m)

With radiator, double glazed window to courtyard elevation and an Oak panel door leads to:

En-Suite Shower Room

With a large walk-in shower cubicle incorporating full height glazed sliding screen, WC, pedestal wash basin, tiled walls, tiled flooring, chrome towel radiator, recessed ceiling lighting and extractor fan.



Bedroom Three 12' 7" x 10' 8" (3.83m x 3.26m)

With double glazed window to courtyard elevation and radiator.

Bedroom Four 12' 5" x 10' 8" (3.79m x 3.26m)

With double glazed window to courtyard elevation and radiator.

Family Bathroom

Attractively appointed with a panelled bath, pedestal wash basin, WC, chrome towel radiator, tiled walls, tiled flooring, corner fitted shower cubicle and recessed ceiling lighting.

Externally

The property benefits from extensive gardens to the rear with an attractive tiled patio terrace and a large lawned area, all bordered by post and rail with sheep netting and a low sandstone topped wall. The property enjoys expansive views over open Cheshire countryside and to the top of Beeston and Peckforton Castles.

Integral Garage 20' 3" x 12' 0" (6.18m x 3.65m)

With double doors to front, light, power and a floor mounted oil fired central heating boiler.

Tenure

Freehold.

Service

Oil fired central heating, main water and private drainage (not tested by Cheshire Lamont Limited).

Viewings

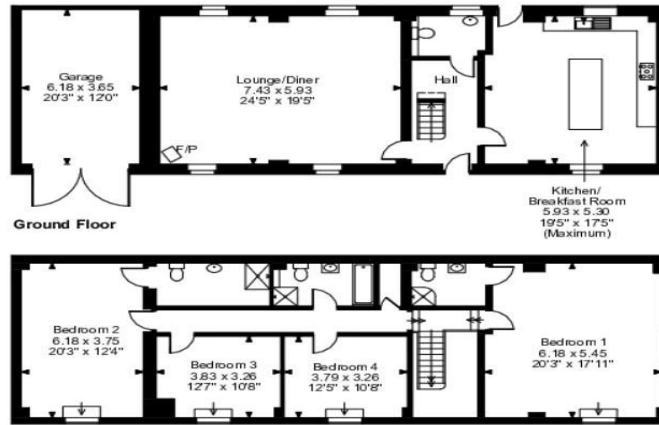
Strictly by appointment only via Cheshire Lamont Limited.

Directions

From Nantwich proceed through the village of Faddiley on the Wrexham Road and continue towards Wrexham. Upon reaching A49 turn right towards Tarporley and turn left along A534 for approximately a mile and the entrance to Ridley Croft Barns is on the left hand side.



Ridley Croft Barns, Wrexham Road, Ridley, Tarporley
Approximate Gross Internal Area
Main House = 2206 Sq Ft/205 Sq M
Garage = 243 Sq Ft/23 Sq M
Total = 2449 Sq Ft/228 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
Denotes restricted head height
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		12	19
		EU Directive 2002/91/EC	

IMPORTANT INFORMATION We endeavour to make our sales details accurate and reliable but they should not be relied upon as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Any information given by us in these sales details or otherwise is given without responsibility on our part. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

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