



'No.8' Swanley Lane, Ravensmoor, Near Nantwich CW5 8PX





A most exceptional and highly individual contemporary styled detached rural residence providing outstanding features and design within a delightful village location nearby to Nantwich standing in extensive established gardens to 0.42 of an acre with superb surrounding aspects. Viewing highly recommended.

- A magnificent contemporary detached residence of significant appeal
- Providing outstanding features, design and quality to over 2500 sqft
- Within a sought after village location nearby to Nantwich
- Impeccably appointed and presented throughout to the highest of standards
- Set within large established gardens and grounds to 0.42 of an acre
- Superior and versatile accommodation, vaulted glazed balcony reception hall
- Large lounge, open plan living family dining kitchen, large laundry/utility room
- Stunning first floor master suite with decked terrace, dressing room and contemporary bathroom
- First floor en-suite bedroom and further bedroom, two ground floor double bedrooms and shower room
- Impressive gateway, large driveway and detached oversized garage



Agents Remarks

This outstanding property has been impeccably enhanced and extended to a significant standard and provides exceptional features and quality. The house has been meticulously improved throughout to an exacting specification and incorporates a wealth of impressive features, fixtures and fittings of the highest calibre. Nantwich is a charming and historic market town in South Cheshire countryside providing a wealth of Period buildings, 12th Century church, cobbled streets, independent boutique shops, cafes, bars and restaurants, historic market hall, superb sporting and leisure facilities with an outdoor saltwater pool, riverside walks, lake, nearby canal network, highly regarded Junior and Senior schooling and nearby to the M6 Motorway at Junction 16, Crewe mainline Railway Station and the forthcoming HS2 northern hub.

Property Details

A high quality arched uPVC composite double glazed door incorporating uPVC double glazed side panels leads to:



Impressive Vaulted and Galleried Reception Hall 20' 8" x 6' 7" (6.31m x 2.01m)

A beautiful entrance to the property with a sloping vaulted ceiling incorporating recessed Velux window, glazed staircase with Oak rails ascending to first floor glazed balcony, engineered Oak flooring, column radiator, under stairs area, recessed ceiling lighting and an Oak door leads to:

Sitting Room/Potential Bedroom Four 11' 2" x 12' 0" (3.41m x 3.66m)

With column radiator, uPVC double glazed window to front elevation with Oak sill and fitted day and night blinds, recessed ceiling lighting and fitted carpet.

From the Reception Hall an Oak door leads to:

Bedroom Five/Playroom 11' 5" x 12' 0" max (3.49m x 3.66m max)

With uPVC double glazed window to rear elevation providing lovely aspects over gardens and fields beyond, column radiator and recessed ceiling lighting.

From the Reception Hall an Oak door leads to:

Shower Room 8' 1" x 7' 8" (2.46m x 2.34m)

An impeccably appointed, contemporary shower room with a large walk-in oversized shower incorporating full height glazed screen and overhead shower, porcelain tiled walls, uPVC double glazed window to rear elevation, vanity wash hand basin incorporating drawers beneath, grey luxury vinyl tiled flooring, chrome towel radiator and WC.

From the Reception Hall an Oak door leads to:

Open Plan Lounge/Dining Room 13' 3" x 27' 11" (4.04m x 8.52m)

An impeccably appointed, spacious reception room benefiting from two uPVC double glazed windows to front elevation with Oak sills and fitted day and night blinds, column radiator, wall mounted television aerial point and handsome glazed Oak double doors lead to:

Open Plan Family Dining Kitchen 24' 6" x 20' 3" max (7.47m x 6.17m max)

Living Area

Superbly appointed with an outstanding view of the rear gardens, terrace and fields beyond via five panel bi-folding doors.

Kitchen Area

Impeccably appointed with a comprehensive range of high quality, contemporary matt grey units beneath attractive Quartz working surfaces, integrated oven and microwave, stainless steel sink with



mixer tap, four ring induction hob with AEG boiling water tap, retractable in-unit extractor set within a large dining island incorporating cupboards and drawers beneath, plumbing for American style fridge, recessed ceiling lighting, engineered Oak flooring throughout, large column radiators and an Oak door leads to:

Utility/Laundry Room 9' 4" x 9' 7" (2.84m x 2.93m)

A spacious and superbly appointed room with complimentary units to the kitchen comprising full height fitted cupboards incorporating shelving, Quartz working surfaces incorporating recessed under slung stainless steel sink with mixer tap, plumbing for washing machine, tall appliance cupboards, recessed ceiling lighting and a uPVC double glazed window to side elevation with Oak sill and day and night blind.

From the Reception Hall a glazed and Oak railed staircase ascends to:

First Floor Galleried Landing

An Oak door leads to:

Principal Bedroom Suite 14' 7" x 17' 0" (4.45m x 5.18m)

A sensational master bedroom of outstanding design and style with luxurious features benefiting from column radiator, over-bed niche, wall light points, a three panel bi-folding door leading to extensive balcony terrace, sectional mirror-fronted sliding doors to dressing room and an Oak door leads to:

Impeccable En-Suite Bathroom 14' 7" x 9' 11" (4.45m x 3.03m)

A simply stunning, contemporary en-suite with wet floor shower area incorporating full height glazed screen, tiled niche with LED lighting, fully tiled floor with electric underfloor heating, fully tiled walls, freestanding double ended bath with chrome shower taps over, vanity wash hand basin incorporating drawers beneath, wall fitted WC, recessed bathroom TV, chrome towel radiator, recessed ceiling lighting, uPVC double glazed window to rear elevation and an Oak door leads to:

Deep Linen Store/Boiler Room 8' 1" x 9' 11" (2.46m x 3.03m)

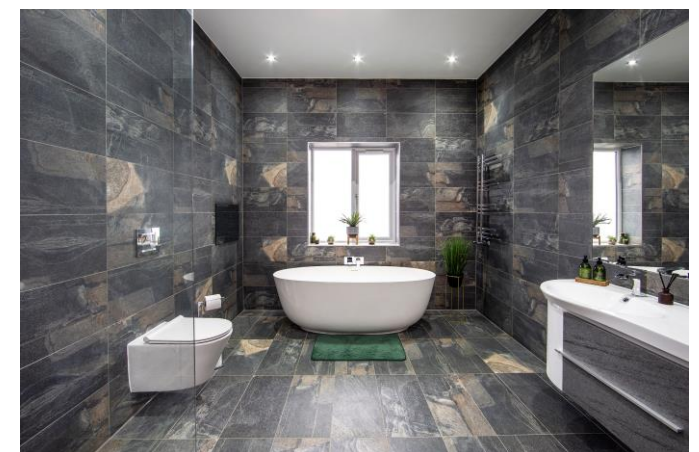
With a Worcester combination gas fired central heating boiler and a pressurized vented cylinder system.

Large Walk-In Dressing Room 8' 1" x 17' 0" (2.46m x 5.18m)

Extensive Enclosed Decked Balcony Terrace 14' 10" x 20' 3" (4.51m x 6.17m)

Bordered by opaque glazing and clear glazing to the rear affording sensational views over established tree-lined lawned gardens and countryside beyond.

From the Landing an Oak door leads to:



Bedroom Two 14' 7" x 12' 0" max (4.45m x 3.66m)

With uPVC double glazed doors to Juliet balcony overlooking rear gardens, partially vaulted high ceiling incorporating recessed ceiling lighting, fitted wardrobes with full height sliding mirror-fronted doors incorporating railing and shelving, column radiator and an Oak door leads to:

En-Suite Shower Room

With a large walk-in, fully tiled shower area incorporating overhead shower and tiled niche, WC incorporating imbedded sink unit and mixer tap, chrome towel radiator, fully tiled walls, recessed ceiling lighting, Velux window to South West elevation and an Oak door leads to large eaves storage cupboard.

From the Landing an Oak door leads to:

Bedroom Three 10' 11" x 7' 9" max (3.33m x 2.37m max)

With column radiator, uPVC double glazed window with Oak sill, high ceiling and recessed ceiling lighting.

Externally

'No.8', Swanley Lane stands in a fine location within the favoured village of Ravensmoor set within established gardens and grounds extending to 0.42 of an acre. Set back from the road, the residence is approached via an attractive splayed, pillared gateway and leads onto an extensive gravel driveway and apron. The drive continues from the side of the house to an oversized detached garage. To the rear the gardens are beautifully established with an extensive lawned garden, flower beds and borders and afford views over open countryside. A large decked terrace extends to the rear of the house and enjoys lovely aspects over the gardens.

Oversized Detached Garage 19' 9" x 10' 9" (6.03m x 3.27m)

Fully insulated and plastered throughout, uPVC double glazed window to side elevation, electric panel radiator, polished floor, uPVC double glazed door to side and remote controlled electrically operated roller door to front.

Tenure – Freehold

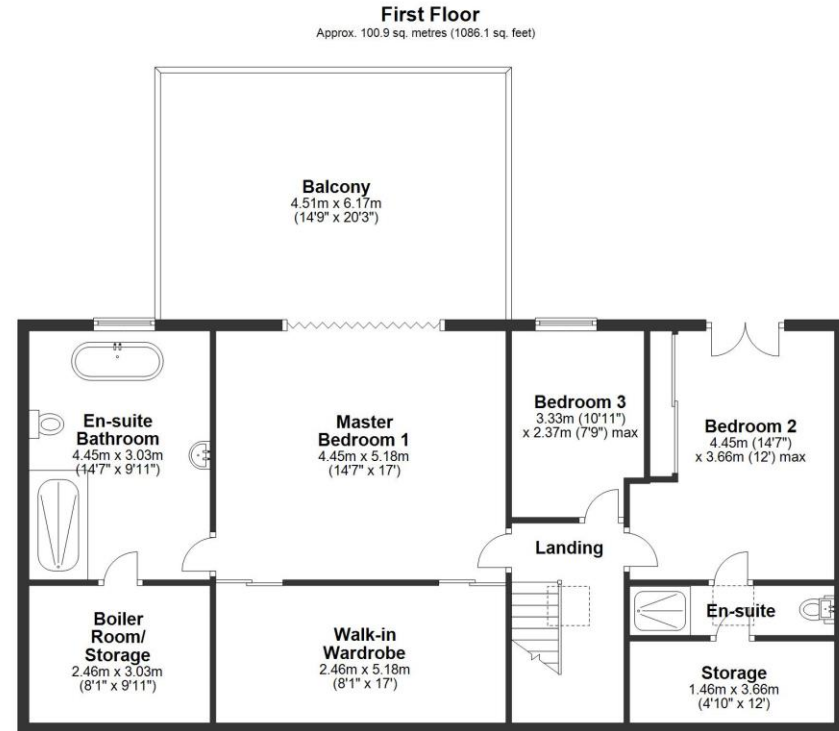
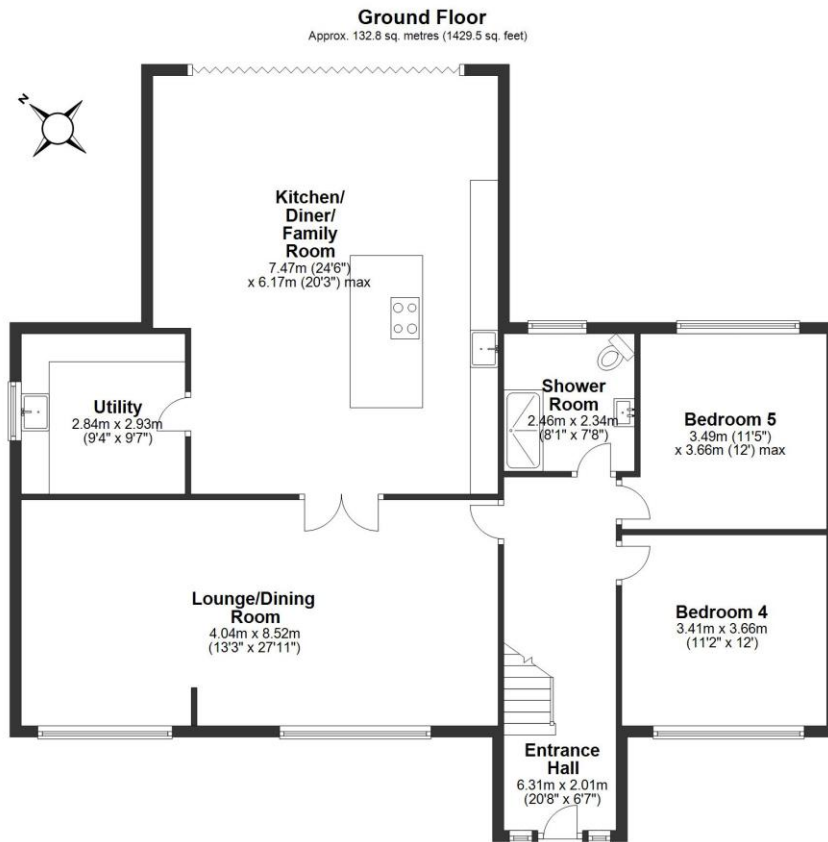
Services

Subterranean LPG tank, mains water and electricity (not tested by Cheshire Lamont Limited).

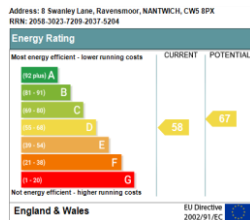
Directions

From Nantwich proceed along Welsh Row and turn left into Queens Drive and continue on to Marsh Lane. Turn left over the canal bridge and continue into the village of Ravensmoor. No. 8 enjoys a pleasant position on the right hand side.





Garage/Office
Approx. 19.7 sq. metres (212.5 sq. feet)



Floorplan is for illustrative purposes only
Plan produced using PlanUp.



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