

No.9

RIVERSIDE COURT



Dee Banks, Chester



“Living near the water is magnetic and therapeutic for the soul. It is such a calming tranquil place to live.”

Welcome

Riverside Court is a unique opportunity to live on the beautiful River Dee. With a balcony overlooking the river, with the Chester cityscape on the horizon, the outlook couldn't be any better. While away your afternoons with the breathtaking views

Entering the property, you can sneak a peek at the breathtaking views through the open plan living room as the sunlight fills the space. You will find the kitchen immediately to the left.

Kitchen

Cream wooden kitchen units fill the room's perimeter, topped by granite worktops and LED plinth lighting at the floor level. The half-vaulted ceiling is an interesting design feature and gives the room an incredible feeling of space and light. There is an integrated dishwasher, a Bosch fridge freezer, a built-in electric oven, and a gas hob.

Outstanding Views

The living room has the most exceptional views from the full-height sliding doors that give access to the balcony. With plenty of space for comfortable sofas, it is the perfect room to curl up in front of the tv in the evening.

A spiral staircase ascends from the corner of the living room, leading to a mezzanine floor. This mezzanine level could be a fabulous office space or hobby room with multiple potential uses. If required, it would be straightforward to make the balustrade private to create a third bedroom with an en suite bathroom.





Rest & Refresh

There are two double bedrooms. The front bedroom has a pleasant view of trees and greenery over the front of the property.

The rear bedroom has full-height sliding patio doors to mirror the living room, leading onto the balcony, allowing a stunning opportunity to take in the view from the comfort of your bed. Imagine sipping your morning cup of tea as you watch the river and the woodland beyond slowly coming to life.

There are two bathrooms in the property. A shower room on the ground floor, with a lovely modern suite and stone effect tiling. On the mezzanine level, the bathroom is painted in a calming pale green hue, perfect for a relaxing soak at the end of a long day.

Balcony Living

The balcony area is an extension of this fabulous property's living space. With the full-height glazed doors from both the bedroom and the living room, the views and the balcony are always within sight. The sliding doors are almost always left open unless inclement weather prevents it, meaning that the balcony area is always in constant use to enable full appreciation of the River Dee, and all of the wondrous magical properties that living close to water brings us.

Gaze across The Meadows to the Chester city skyline on the horizon as the sun sets on another lovely day living on the River Dee.



"The view changes every time you look at it - the way the sun shimmers on the water, the colours of the trees in The Meadows. It is never the same view twice."

FINER DETAILS

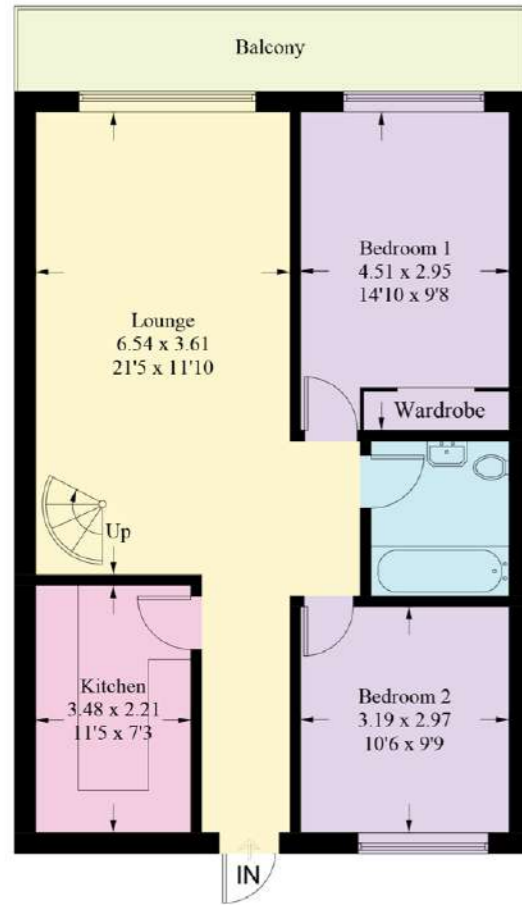
- Leasehold - 210 years
- Council Tax Band E
- River views
- Balcony
- Underground parking and visitors parking

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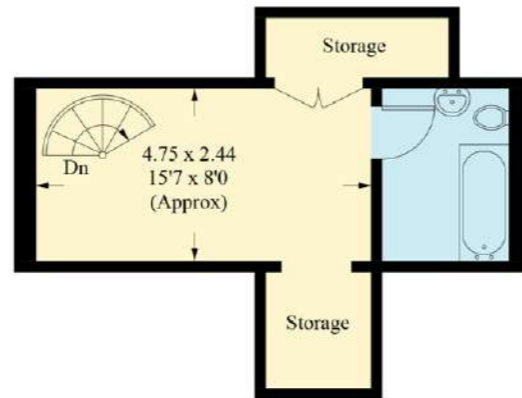
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Approximate Gross Internal Area = 90.2 sq m / 971 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID973737)

Out & About

Riverside Court is located in Great Broughton, a village with shops and restaurants to ensure your daily essentials are readily available. There are riverside restaurants, the Sailing and Canoe Club, and the Chester Boating Club. The motorway system is close by and easily accessible and allows excellent transport links for commuting around the North West.

The historic city of Chester is only a short distance along the River, which you can reach by boat, ferry, or even a 15-minute walk along the riverbank.



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 WHAT3WORDS: minds.events.wiped

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