



BICKERTON  
HOUSE



Rural but not remote, escape to the equestrian side of the Cheshire countryside, whilst remaining conveniently close to city links at the breathtaking Bickerton House; a private, pristine and palatial haven picturesquely positioned on the slopes of Bickerton Hill.

Purchased by the current owners as a new build in 2006, Bickerton House is nestled within over seven acres of private woodland and fields, with its own stable block, and idyllic views from every window.

Wrought iron, electric gates open to a sweeping driveway, lined in a handsome display of hornbeams, for a grand arrival home.



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## WELCOME TO BICKERTON HOUSE

“I saw it advertised in Cheshire Life, just a line drawing as it was still under construction, and I fell in love with it. When we first visited, we just knew.”

Ample parking for several cars is available on the driveway, alongside a detached, double, timber framed garage with workshop. Close the gates against the wider world and escape to your own private haven at Bickerton House.

Make your way indoors, through the porch into the grand, light-filled entrance-dining hall, the perfect place for dinner parties, where Ted Todd engineered light oak flooring extends underfoot, warmed by underfloor heating which flows throughout the home.







## SERENE SPACES

Setting the scene for what is to come, the soft elegance of calming shades of Farrow & Ball coats the walls, skirtings and architraves; a motif that continues throughout the home. Ahead, the impressive wrought ironwork continues in the handrails and bannisters of the refined limestone, bifurcated staircase.

Freshen up in the downstairs cloakroom, with wash basin and WC, before sneaking a peek through at the impressive library. An ideal meeting room for conducting business and a sublime space in which to relax and unwind with a favourite book, sliding doors conceal shelving for a pristine finish. In summer, throw open the double doors to the front patio and invite the outdoors in.

Also opening up off the entrance hall is the formal lounge, where light creamy shades prevail, and where white, billowing drapes dress the oak-framed French doors that open to the patio. Each entertaining space at Bickerton House is seamlessly coupled with incredible views of forest and field, for a constant connection to the outdoors.











## LIGHT-FILLED LIVING

Ahead from the entrance hall, discover the family room, the hub of the home which connects with the orangery beyond via a stunning two-way fireplace, which offers distinction between the spaces whilst allowing light and laughter to flow.

In the orangery, arched windows frame far reaching views out over the garden to the woodland from all sides, with starlit skies to be spied in the rooflights above, after nightfall. Tall ceilings amplify the light in this quietly elegant and endearing entertaining space.







## FEAST YOUR EYES

Next, savour the views from the sublime breakfast kitchen, newly installed in 2021, with a full array of Miele appliances including double oven, double plate warming drawers, wine cooler, full height fridge, full height freezer, dishwasher and sink. Facing south, sunlight floods in through three windows and a set of double doors which open out to the terrace, inviting you to dine alfresco during the summer months.

A sociable hub of the home, gather at the spacious 3.4 metre central island with its smooth, ivory Taj Mahal granite worktops.

Crossing the entrance hall, find the utility room-laundry, following the same motif as the kitchen with its Miele appliances including dishwasher, washer and dryer. A second kitchen in essence, this room also opens up onto the patio and is ideal when barbecuing and entertaining, with a handy guest washroom with WC and access also to the boiler room.







## FLEXIBLE SPACES

Also nestled on the ground floor, past a large green oak window framing verdant views over the garden and grounds, is the home office. Sliding doors once again conceal hidden storage, with ample space for all your paperwork. Separate from the main flow of the home - distinguish between work and home life with ease.

From the entrance hall, descend the limestone steps to the lower ground floor, a surprisingly light level with a large games room currently serving as a gym, with new flooring installed in November 2022.

Spacious and bright, with double doors opening out to a sunken courtyard, begin your day with an invigorating workout or a serene stretch on the yoga mat before enjoying a refreshing drink outdoors, serenaded by nature's morning chorus.

Also on this level you will find a storage room and a comms room, housing the ATT alarm, CCTV controls and C Bus computerised lighting systems.







## VERDANT VIEWS

Returning to the entrance hall, limestone stairs lead up, before dividing in two directions to different bedroom wings.

Privately nestled in its own secluded wing, turn right to arrive at the master suite. Engineered light oak Ted Todd flooring once more extends underfoot, warmed by the underfloor heating that features on all three levels of Bickerton House.

Spacious and serene, soothing shades of Farrow & Ball are neutral yet warm, enhanced by subtle uplighting to the walls in addition to the spotlights above. A large island of drawers features, providing plenty of storage, whilst French doors open to a Juliet balcony overlooking the garden and woodland, with its wealth of wildlife.







## SPACIOUS LIVING

Make your way from the bedroom through into the capacious recently refitted ensuite, fitted by Zest in Chester, tiled in porcelain and featuring a large, walk in and out rainfall shower, freestanding bath, built-in TV, bidet, vanity unit wash basins and WC.

From the bathroom make your way through into the 'his' and 'hers' dressing room, with views once again over the garden.

Across the landing, the left wing of bedrooms is preceded by a spacious landing, with a green oak bay window from which sunrise vistas over the treetops of Cholmondley Castle can be enjoyed by the early riser.







## ROOM FOR ALL

Along this landing, four further, spacious, double bedrooms, each laid in pristine white carpet, feature their own fitted wardrobes and immaculate ensuites, with far reaching views out over garden, woodland and fields.











## FOXGLOVE COTTAGE

“The location is fabulous,  
Bickerton House offers  
everything you need  
in a home.”

Bickerton House also comes replete with the picturesque Foxglove Cottage, a two-bedroom annexe with its own fully equipped kitchen, lounge-dining room, with potential third bedroom and three bathrooms. Versatile and flexible, this could serve as accommodation for a groom, au pair, dependent relatives or older children returning from university.







## SLICE OF PARADISE

Outside, the beautifully landscaped, smooth and flat lawn is a feat of accomplishment, dug out from the fellside.

The showstopping patio terrace is a remarkable space, beautifully illuminated after dark and furnished with impressive fire pits fed from the propane tank enabling outdoor entertaining throughout the seasons.

Breathtakingly beautiful, Bickerton House is a home that has been consistently improved over the decades, both indoors and out.

A summerhouse is the ideal haven on winter days with its electric fire and sublime garden views, whilst the enormous stable and double bay field shelter is ideal for the equestrian inclined; with views across the Cheshire Plain the 3.5 acre field is perfect for a pony or two.







## OUTDOOR OASIS

From the garden, 4.5 acres of woodland belonging to Bickerton House backs onto 90 acres of National Trust woodland, lovely for walks and accessed via a kissing gate.

Carpeted in bluebells in springtime, the woodlands are a haven for wildlife, with rabbits, muntjac deer, badgers, foxes, squirrels, cuckoos, swallow, hawks, songbirds, green woodpeckers, great spotted woodpeckers, buzzards, moths and bats all frequent visitors.

In the afternoon, make your way up to Lover's Rock, at the top of the field, aptly named for its heart-shaped appearance, take a seat on the bench and share a bottle of wine as the sun drops and enjoy vistas out over the beautiful Bickerton House, its garden and fields.







## OUT & ABOUT

Explore the equestrian delights on the doorstep, with several notable stud farms close by.

With walks in abundance in the woodland, venture further afield, with Bickerton and Peckforton Castles just five-minutes' drive from the door, whilst Cholmondley Castle, dating back to Norman times and with its arboretum, glade, rose garden, temple garden, Lavinia walk and folly garden, is well worth a membership. Cycle routes are in abundance close by.

Families are well placed for local clubs and societies. With the Sandstone Scout Group based locally alongside a number of riding schools. Bolesworth International Horse Show is only five miles away.

Dine out at the Cholmondley Arms, or The Pheasant Inn, whilst Cardon Park Golf Course is only ten minutes' drive away, with its spa, pool, gym, golf course and restaurant. Other golf clubs can be found nearby in Tarporley and Whitchurch.

Treat the kids at the nearby Ice Cream Farm. Families are well placed at Bickerton House with a number of fantastic local schools including Bickerton Primary School and Bishop Heber in Malpas meanwhile there are a number of independent schools within easy reach including King's School in Chester, Queen's School in Chester, Ellesmere College and Morton Hall College.

A mere ten miles from Chester, Bickerton House enjoys the best of rurality whilst being pleasingly convenient for the city. Tarporley, Malpas, Wrexham and Nantwich are all within a 10–20-minute drive, with Crewe Station and its mainline links to London just 30 minutes away.

Picturesque in its private and secluded setting, Bickerton House is a tranquil sanctuary; rural yet not remote, with easy access to all the town and city amenities.

Offering almost 6,000 square feet of property, each room offers spacious, light-filled living; homely elegance, on a grand scale.







Approximate Gross Internal Area  
 Main Floors = 533.7 sq m / 5744 sq ft  
 Outbuildings = 228.1 sq m / 2455 sq ft  
 Total = 761.8 sq m / 8199 sq ft

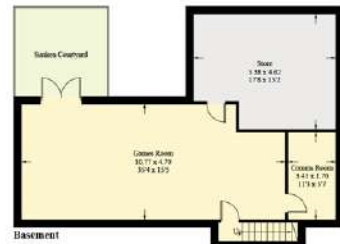
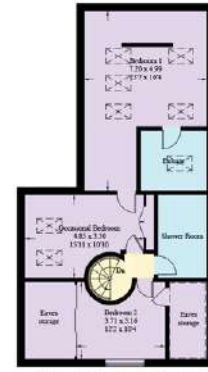
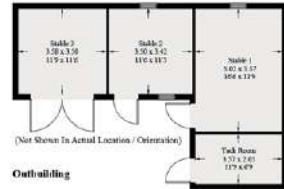
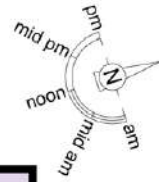
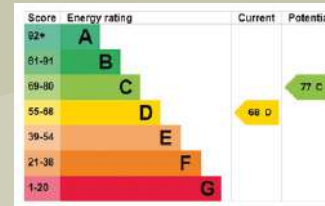
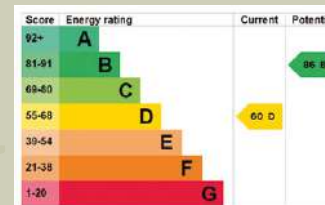


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID 1028641)



House



Annex

### FINER DETAILS

- Constructed in 2006
- Oil central heating
- Gas propane fire pit
- CCTV with 14 cameras and alarm system
- Water treatment plant
- Electric gates and intercom
- 7.65 acres
- Underfloor heating



ASK THE OWNERS SECTION

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WHERE DO YOU GO WHEN YOU NEED...



MILK: Malpas High Street



SPA: Carden Park Spa



WALK: Sandstone Trail,  
Peckforton Forest &  
Beaston Castle



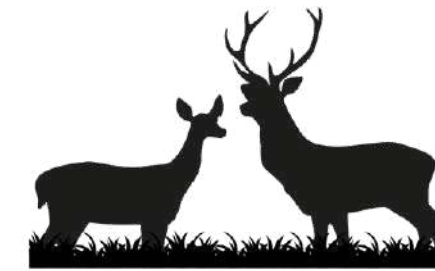
DAY OUT WITH  
THE CHILDREN: Cholmondeley  
Castle Gardens



DINNER:  
The Pheasant, Burwardsley



SCHOOL:  
Bickerton Primary School,  
Bishop High School & Sixth Form



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*unique homes*



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To view Bickerton House  
Call John  
on 01244 313 900  
Email: [john@curransunique.co.uk](mailto:john@curransunique.co.uk)

18 Grosvenor Street, Chester CH1 2DD  
[www.curransunique.co.uk](http://www.curransunique.co.uk)



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