





# Haysville, Chelford Road

Knutsford

Haysville is an impressive and handsome detached family house, constructed by Browns of Wilmslow in 1928 and offered for sale for the first time in around 50 years, situated in a superb position within the Legh Road conservation area, overlooking Toft Cricket Club and Booths Hall at the front, within lovely landscaped gardens extending to around 1.25 acres.

Council Tax band: H

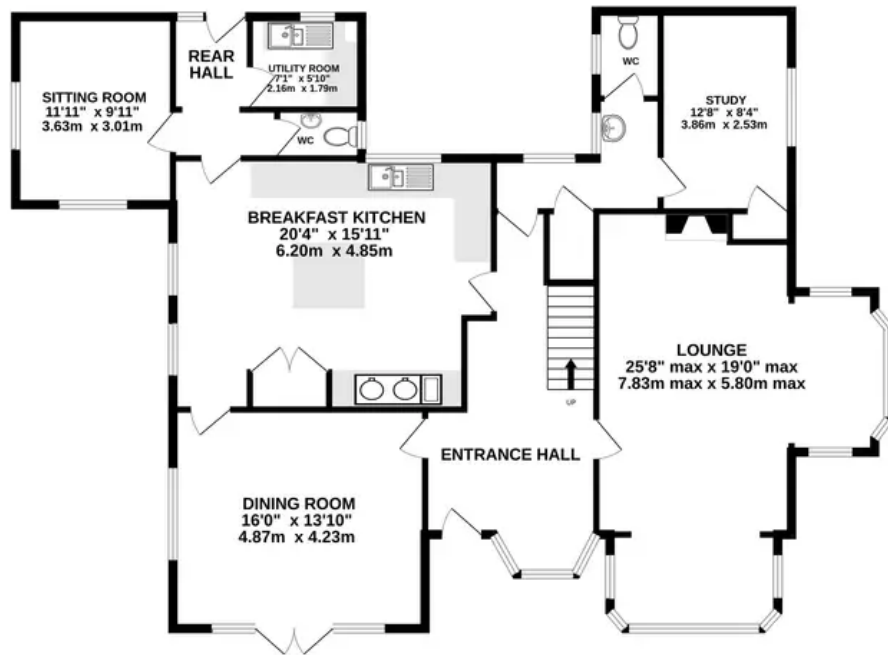
Tenure: Freehold

EPC Energy Efficiency Rating: D

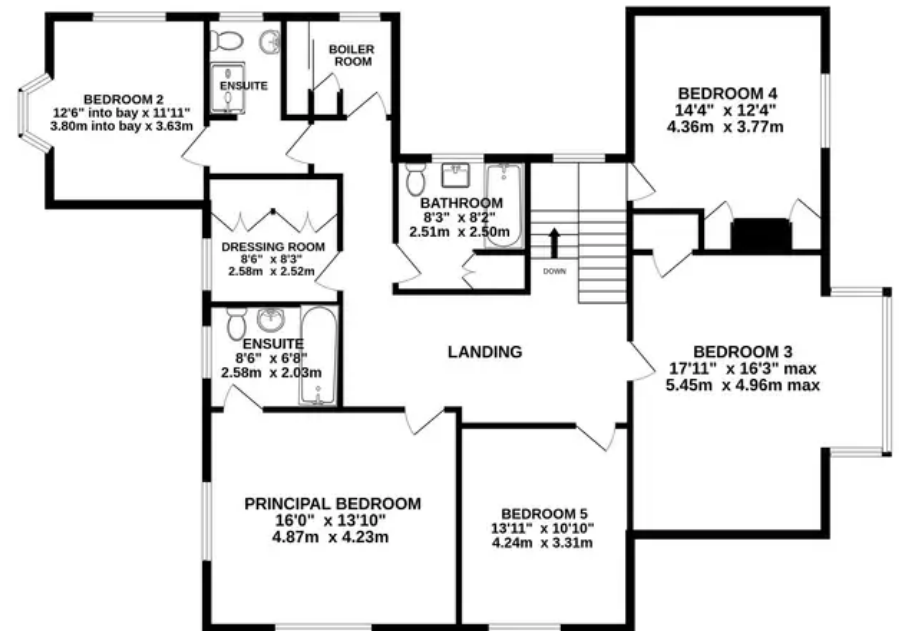
- A wonderful large period house, constructed by Browns of Wilmslow in 1928
- Stunning private landscaped gardens of about 1.25 acres
- Five bedrooms, three bathrooms, and four reception rooms
- For sale for the first time in 50 years, a rare opportunity and with great scope for alteration and extension



**GROUND FLOOR**  
1582 sq.ft. (147.0 sq.m.) approx.



**1ST FLOOR**  
1539 sq.ft. (143.0 sq.m.) approx.



**TOTAL FLOOR AREA : 3122 sq.ft. (290.0 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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