

The Lilacs
ROSSETT

The logo consists of the text 'The Lilacs' in a black, elegant cursive script. Below the 's' in 'Lilacs' is the word 'ROSSETT' in a simple, black, uppercase sans-serif font. Three purple lilac flowers are scattered around the text: one is positioned below the 's' in 'Lilacs', and two are located to the right of the 'Lilacs' text, one slightly above and one slightly below the other.

The Lilacs

ROSSETT

Embraced by over two acres of land and garden, with fields rippling out beyond, take in the tranquillity of The Lilacs, a picturesque rural retreat in the heart of the Cheshire countryside.

On the fringes of Rossett, The Lilacs is reassuringly rural, yet not remote, accessed off the meandering, hedgerow lined Daisy Lane and along a gated gravel driveway, where there is ample parking for half a dozen cars, alongside a detached double garage.

Exit the car to a herald of birdsong, the soundtrack of this serene setting, as you approach The Lilacs, a handsome gable fronted, friendly looking home, centrally set amidst wraparound lawns and borders brimming with colourful planting.





HOMELY HAVEN

Make your way inside, via the front door, stepping onto the sandy toned tiles of the entrance hallway, a broad and bright space, where the staircase leads up ahead.

Bringing the outdoors in, fresh green tones dress the feature wall of the living room, where plenty of light streams in through windows to two sides, framing verdant views out over the garden. Wooden flooring underfoot and plantation shutters to the bay window lend a modern farmhouse warmth, aided by the log-burning stove, which crackles merrily within its surround, providing a cosy focal point in the winter months.

THE HEART OF THE HOME

Turning left from the living room, connect with the traditional feel country-style kitchen, the sociable heart of the home. Naturally lit by an abundance of windows, and furnished with an Aga and Belfast sink, with space for a freestanding dishwasher, fridge and freezer and a range of bespoke stone-coloured units providing ample storage, cream tiles extend underfoot with exposed beams above.

Robust wooden worktops offer plenty of space for slicing, dicing and meal prep, with far reaching views out over the garden and fields from every window.

This spacious kitchen opens up as you move through it, with ample room for a breakfast table and sofa, making it the ultimate family space. To the far end of the kitchen, continue through to the conservatory-dining room. A recently upgraded solid roof creates an all-season ambience in this versatile room, where glorious, panoramic garden views rush to greet you on three sides, making it a wonderful space for family meals year-round.

Tucked off the kitchen there is also a utility room, practical and providing access directly out to the garden; it is well stocked with cabinetry and offers plumbing for a washing machine and dryer.





BOUNTIFUL BEDROOMS

When evening falls at the end of a busy day, seek sanctuary in one of five potential bedrooms at The Lilacs.

To the front of the home, bedroom five currently serves as a study, conveniently overlooking the driveway and handy for receiving deliveries for those working from home. A flexible room, it could also serve as a playroom.

Refresh and revive in the family bathroom, luxuriously fitted with a claw foot, roll top bath with showerhead attachment, walk-in shower, wash basin, WC and ample storage, with light streaming in through the plantation shuttered window to the rear.

Storage can be found in abundance at The Lilacs, with a large storage cupboard found along the hallway on route to the master bedroom.

REST & REFRESH

Bountifully sized and brimming in light, French doors open to the patio, inviting you to wake up and take the fresh air alongside your morning cup of tea, beneath the grape vine festooned pergola. Wooden flooring flows out underfoot in the bedroom, where there is ample space for wardrobes and drawers alongside the built-in wardrobes.

Freshen up in the ensuite, where sea green panelling features to the lower walls, and fixtures include a shower, vanity unit wash basin and WC.





SWEET DREAMS

Across from here, a front bedroom is light and bright, accommodating a single bed and furnished with plantation shutters to its broad bay window.



Ascend the stairs from the master bedroom to arrive at the first-floor landing, to discover two bountiful guest bedrooms, nestled beneath vaulted ceilings and both brimming with eaves storage and offering far reaching views out over the garden and countryside. Both bedrooms contain deep, walk-in alcoves which could serve as walk in wardrobes with fitted furniture.



This floor features another large bathroom, with deep bath, wash basin, WC and alcove storage, with feature white and green tiling.



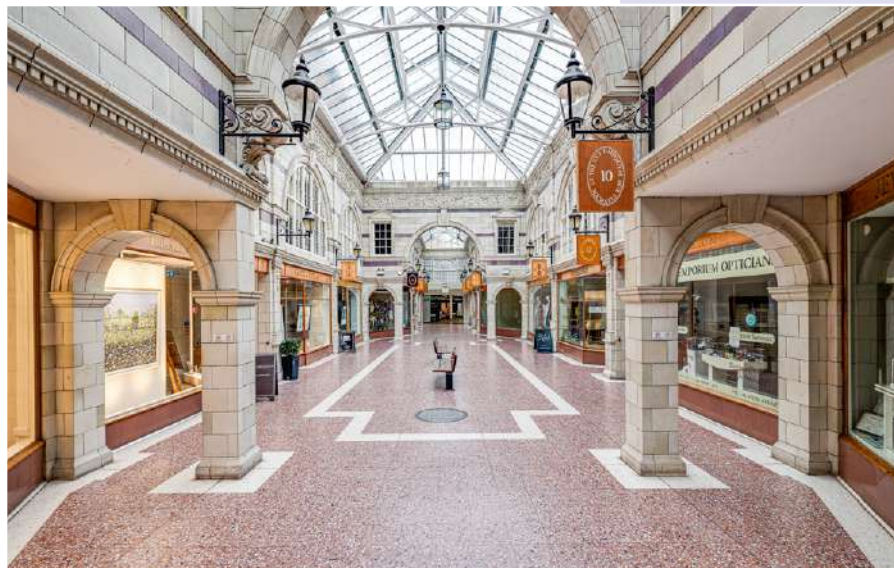
SUN-KISSED GARDEN

Lawns embrace the home outside, in this sun-drenched, south facing garden and fields, the latter maintained by the local farmer. With so much space for children to play on the outstretching flat lawn, wildlife also calls this garden home, with a variety of birds seeking shelter in the boughs of the willow tree and drinking from the natural well.

Soak up the sun's rays on the large patio, or install a hot tub beneath the gazebo for relaxing evenings in the soothing bubbles.

A newly built wooden cabin is a handy and versatile addition, which could serve as a gym or garden office. There is also a handy potting shed and separate log store built onto the detached garage.





OUT & ABOUT

A peaceful and picturesque Cheshire village, pick up your essentials at the village store in Rossett, or head into nearby Pulford for dinner at The Grosvenor Arms, whilst the Dog and Pickle is also a fantastic family-friendly local.

Wrapped up in rurality, there are so many walks to enjoy on the doorstep, whilst further afield, you can explore the beautiful walking trails of Alyn Waters Country Park, or explore the parkland around National Trust owned Erddig Hall, just a short drive away near Wrexham.

With handy bus links from Rossett into Chester, enjoy the wide selection of restaurants and shops the city has to offer, or take a walk along the well-preserved City Walls, or pay a visit to Chester's beautiful and historic Cathedral.

Families are well served by primary and secondary schools in the neighbouring villages, with the award-winning and independent King's School also accessible.

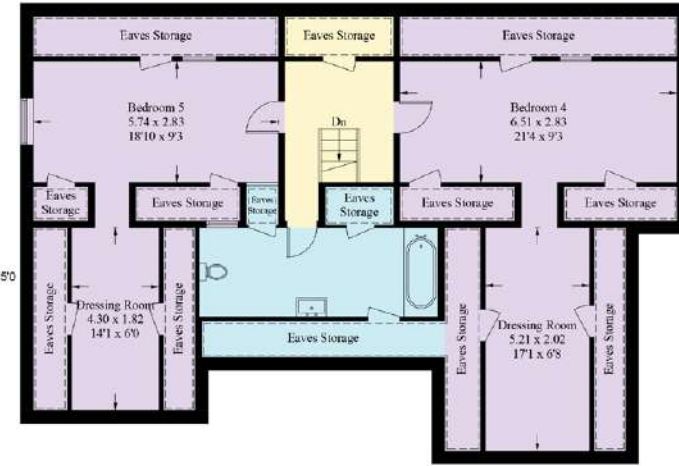
Commuters are well served by the A483 and its links to Wrexham and Chester, which also provides wider access to the M53 and M56 networks, bringing the wider cities into easy reach. Wrexham Station is around six miles away, with links to Birmingham and Cardiff, whilst Chester Railway Station, around seven miles drive, connects you with London, Manchester, Liverpool and North Wales.

A light, welcoming, warm and homely sanctuary, offering stunning views, in serene and tranquil surroundings, The Lilacs is the ultimate rural refuge for those who relish the outdoors.

Approximate Gross Internal Area = 283.5 sq m / 3051 sq ft
(Including Eaves Storage)



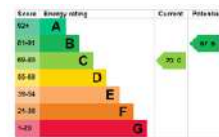
Ground Floor



First Floor

= Reduced headroom below 1.5m / 5'0"

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1089553)



FINER DETAILS

- Freehold
- Detached double garage
- Garden Shed
- Garden room
- 2.9 Acres of land
- Private gated driveway
- Parking for 10+ vehicles
- Panoramic country views





presented by



WHAT3WORDS: dunk.napped.point

To view The Lilacs
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