



Waverley Cottage

Brockhurst Way, Northwich

An exceptional 6-bedroom house, originally stables and coach house from 1830, converted with over 3000ft of living space. Elegant reception rooms, modern kitchen/diner, 6 bedrooms, 3 bathrooms, picturesque gardens. Family-friendly with ample parking and integral garage, offering quality lifestyle in serene yet convenient location.

Council Tax band: G

Tenure: Freehold

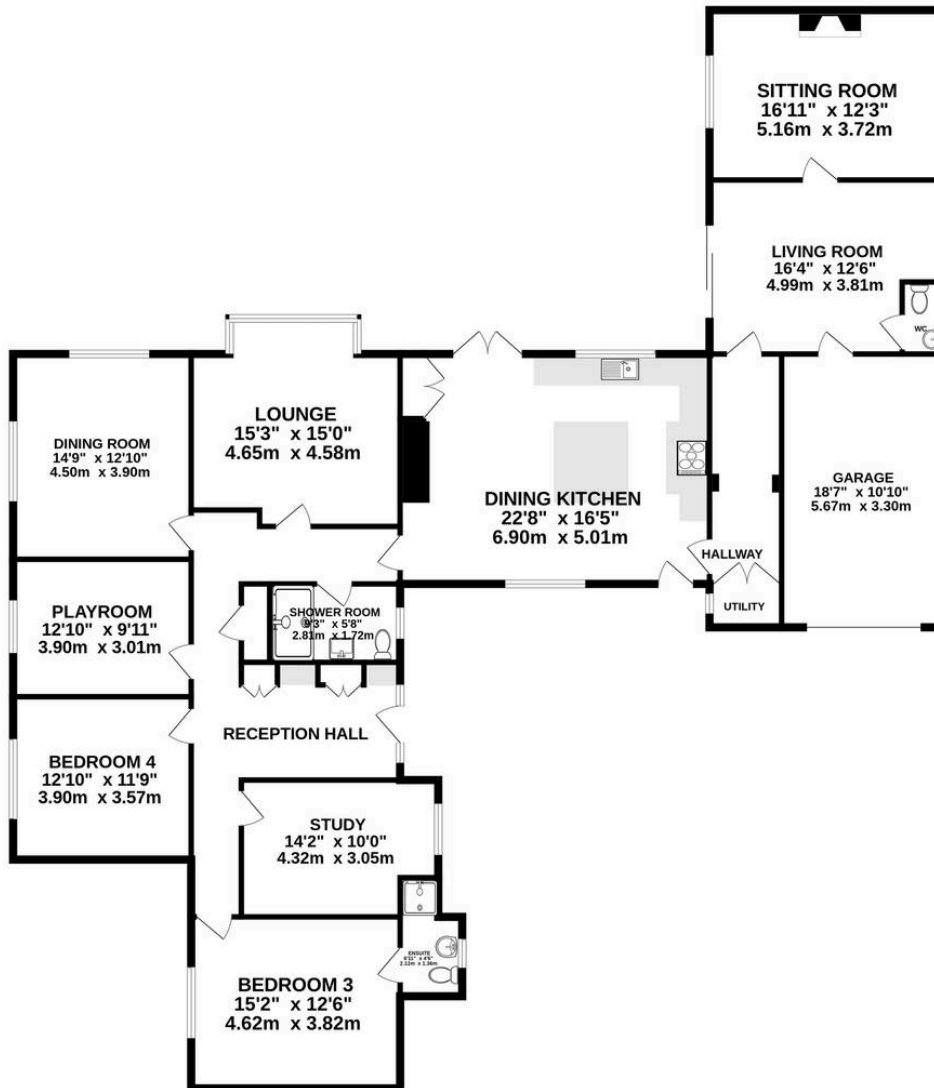
EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- A stunning former stables and coach house dating back to 1830
- Over 3000 feet of well-presented and highly versatile accommodation
- Several reception rooms and a wonderful, modern living kitchen/diner
- Six well-proportioned bedrooms serviced by three bathrooms and an additional WC
- Superb wrap-around gardens and panoramic views
- Brilliant family accommodation within a quiet yet convenient position
- Planning permission granted for conversion of the loft (24/01143/FUL)



GROUND FLOOR
2435 sq.ft. (226.2 sq.m.) approx.



1ST FLOOR
781 sq.ft. (72.6 sq.m.) approx.



TOTAL FLOOR AREA : 3216 sq.ft. (298.8 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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