



Windmill Lane, Appleton, WA4 5JN

Offers In Region Of £800,000

4 2 3



A substantial four-bedroom period residence dating back to 1878, beautifully combining historic character with modern family living.

Properties along Windmill Lane were historically constructed as large country or commuter homes for affluent industrial and professional families, as Appleton became a highly sought-after suburb of Warrington during the early 20th century. This impressive home reflects the scale, charm and architectural character typical of properties from this era.

The well-presented accommodation begins with an inviting entrance hallway leading to a spacious lounge and a superb open-plan kitchen/diner, designed as the heart of the home. The kitchen is fitted with high-quality Neff appliances and features an instant hot water tap, underfloor heating, and bi-folding doors that open directly onto the garden, creating an excellent space for both everyday family life and entertaining. The ground floor also benefits from a utility room, WC, and a separate study.

To the first floor, an impressive statement landing leads to a generous principal bedroom enjoying far-reaching views and a private en-suite. There are three further well-proportioned bedrooms along with a stylish four-piece family bathroom.

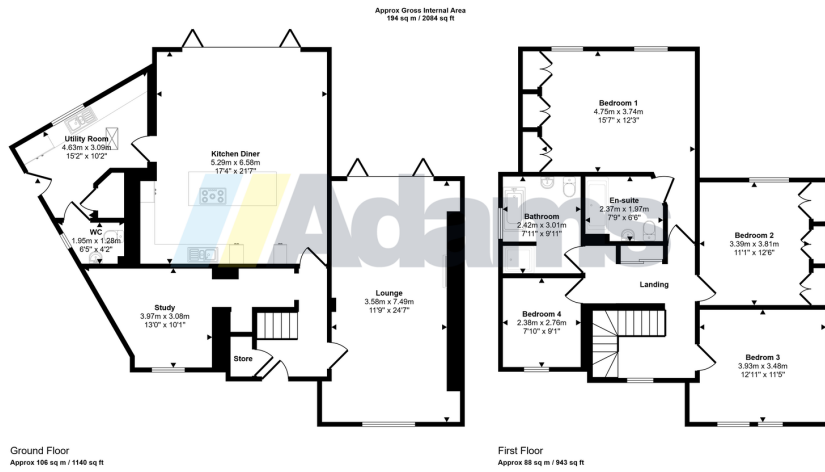
The property has been thoughtfully enhanced by a double-storey extension to the rear and side, providing a spacious and versatile layout ideally suited to modern family living. Additional features include a fully integrated Sonos audio system throughout the house, an alarm system, solar panels, high-speed internet connection and satellite TV.

Externally, the property is set within well-established gardens surrounding the house and benefits from off-road parking for two vehicles, in addition to a detached garage.

Early internal inspection is highly recommended to fully appreciate the character, space and enviable setting this exceptional home has to offer.

Viewing





This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Items of items such as bathroom suites are representations only and may not look like the real items. Made with Magic Strategy 200.

- Four Bedrooms
- Period Semi-Detached
- Substantial Property
- Well Presented Throughout
- Established Gardens
- Off Road Parking & Garage
- Highly Sought After Location
- School Catchment Area
- Council Tax E. EPC: TBC.
- Freehold Tenure

