

DODGE FOLD

ALDERLEY EDGE



Andrew J Nowell
& Company

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DODGE FOLD, HORSESHOE LANE, ALDERLEY EDGE, SK9 7QP

A charming substantial period semi-detached home offering well balanced spacious accommodation set in large mature secluded grounds.

- Entrance hall
- Two principle reception rooms
- Family Room
- Conservatory
- Breakfast kitchen
- Utility room
- Full height cellars with natural light
- Six bedrooms
- Two bathrooms (1 en-suite)
- Large secluded mature gardens
- Double garage



The property occupies a highly desirable and sought after secluded location on the charming cobbled backwater. The village offers a good range of shopping including the Waitrose supermarket, stylish boutiques and fine restaurants. The area is renowned for its excellent schooling and The Edge is a well-known beauty spot of historical importance with excellent walks. The motorway network system is within easy access, as is Manchester International Airport, local and commuter rail links to Manchester and London.





Dodge Fold a substantial period home offering well balanced spacious family accommodation. On the ground floor there are two elegant principle rooms with period fireplaces the drawing room having an extremely attractive bay with external wrought iron detailing. The family room leads to rear conservatory and the breakfast kitchen has traditional style base and wall units, granite work surfaces and Rayburn range oven. In addition a fully fitted utility room and cloakroom with wc. The full height cellars with natural light could be converted to provide additional accommodation subject to the necessary planning and building regulations.

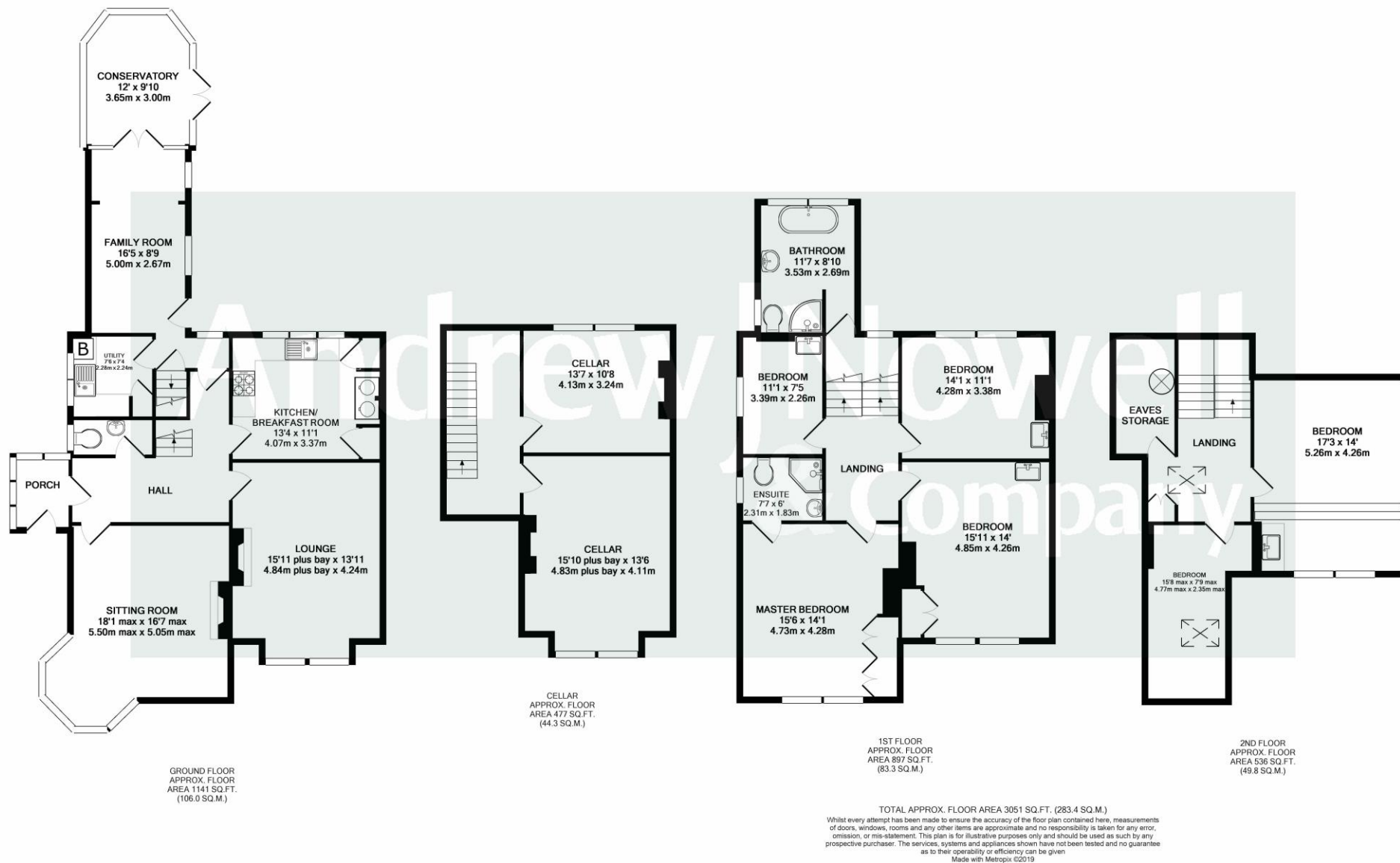
To the first and second floor there are six bedrooms the master suite with traditional style bathroom en-suite. The family bathroom has period style fittings with ball and claw free standing bath. The property benefits from a comprehensive gas central heating system.

Externally there are good sized secluded mature gardens to the front, side and rear with lawns, trees, shrubs and hedging. A tarmacadam driveway leads to a detached brick double garage.

DIRECTONS – SK9 7QP

From our Alderley Edge office proceed out of the village along the main London Road (A34) towards Wilmslow. After passing Alderley Edge School for Girls take the next turning right into Horseshoe Lane. Continue along the cobbled back water and the driveway to Dodge Fold will be found a short distance on the right hand side.





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N006 Ravensworth 01670 713330

8 London Road, Alderley Edge, Cheshire
SK9 7JS

Email: mail@andrewjnowell.co.uk

T 01625 585905

www.andrewjnowell.co.uk

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& Company