



**GASCOIGNE
HALMAN**

CHAPEL LANE, HALE BARNES

THE AREAS LEADING ESTATE AGENT



CHAPEL LANE, HALE BARNES

Offers over £1,250,000

Spacious five-bed Victorian semi with four floors, landscaped garden, ample parking, and detached annexe. No Onward Chain.

This exceptional five-bedroom period semi-detached residence perfectly blends timeless Victorian character with sophisticated modern design. Spanning four beautifully appointed storeys and totaling 3,000 sq. ft., this grand family home features a stunning landscaped garden, ample private parking, and a fully self-contained detached annexe ideal for guests or multi-generational living.

A welcoming reception hallway with elegant stained-glass detailing leads to a formal lounge, which boasts classic herringbone parquet flooring, a traditional feature fireplace, and bespoke built-in cabinetry. Adjacent sits an adaptable family room and a spectacular, light-filled kitchen/diner. This high-end culinary space centers around a massive quartz island with breakfast bar seating and features premium appliances alongside double doors opening to a scenic Juliet balcony overlooking the garden.



The lower ground floor features a cozy secondary sitting room with a bay window, a separate utility room, WC and a dedicated storage room.

Across the bright upper floors are five generous bedrooms and three bathrooms. The first floor hosts four large doubles including a principal room with a wide bay window and a modern family bathroom. The top floor functions as a private sanctuary featuring a double bedroom, quiet study and two sleek, fully tiled shower rooms with bright Velux windows.

Outside, a sweeping multi-car driveway leads past mature trees to the detached brick-built annexe. This completely independent space includes a bright living/sleeping zone, a kitchenette, and its own private shower room. To the rear, the extensive, highly private garden offers a vast, flat central lawn enclosed by lush green foliage-creating a peaceful sanctuary for family life.

LOCATION

Hale is a vibrant village renowned for its specialist shops, services and restaurants which are within a reasonable walking distance of the property. Hale railway station offers links with Knutsford, and further afield to Chester. Hale and its surrounding towns and villages are particularly favoured, having good commuter links into Manchester City Centre and Salford Quays via the Metrolink facility at Altrincham station. The access point to the North West motorway network and Manchester International Airport are also a short driving time away. Altrincham provides a range of comprehensive shopping needs including a large number of retail outlets such as Marks and Spencer, Boots. The Trafford Centre is easily accessed via the M60. Trafford is also well known for its excellent schooling, both in the state and private sectors. Indeed, there are several good schools nearby to suit children of all ages.

TENURE

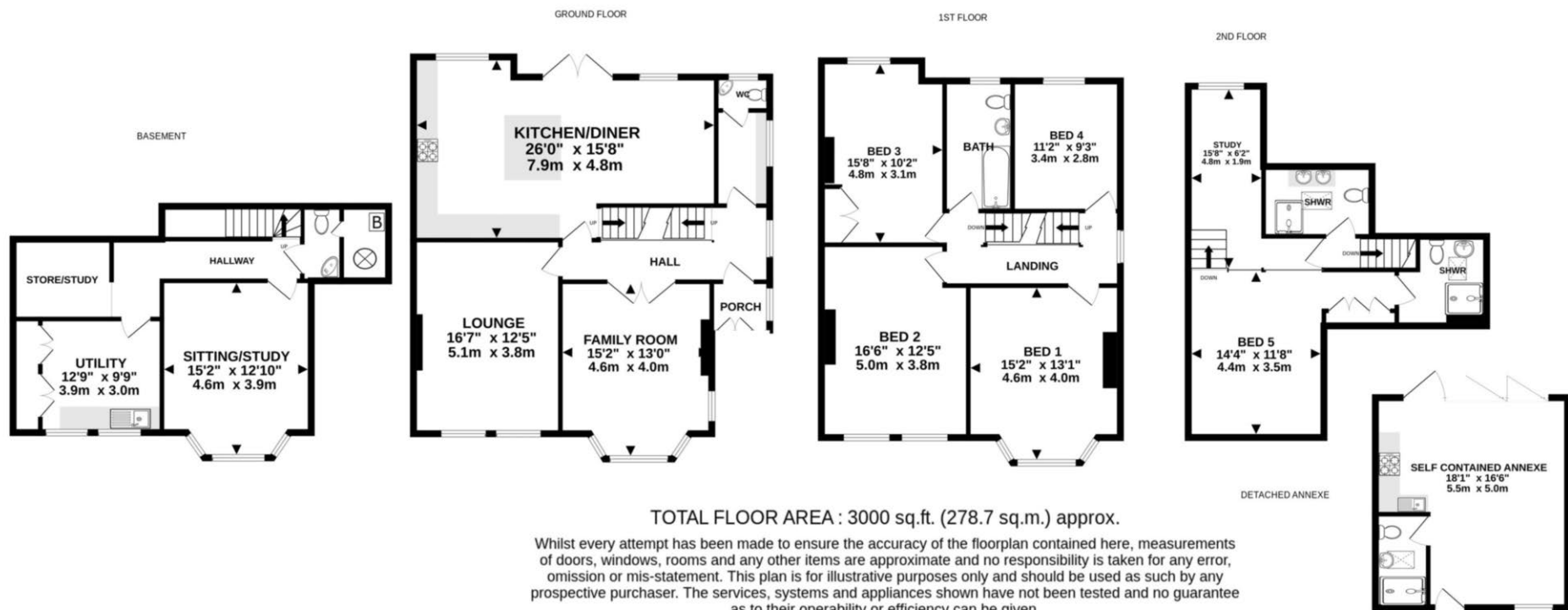
Freehold

LOCAL AUTHORITY

Trafford Borough Council. Tax Band G.

POTSCODE

WA15 0HN



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