



**GASCOIGNE
HALMAN**

5 BOURNE STREET, WILMSLOW SK9 5HD

THE AREAS LEADING ESTATE AGENT



5 BOURNE STREET, WILMSLOW SK9 5HD

£825,000

April Cottage is a simply stunning 4 bedroom, 3 bathroom Victorian home, reimagined and renovated to an exacting standard throughout complemented by an exceptional landscaped rear garden moments from Wilmslow centre.

- Handsome Victorian Property Built Circa 1890
- Sought-After Residential Road Moments From The Heart Of Wilmslow Town Centre
- Beautifully Enhanced And Renovated To An Exacting Standard Throughout
- Perfect Blend Of Period Charm And Modern Day Luxuries
- Impressive Open-Plan Living-Dining Kitchen
- Principal Suite With Stylish En-Suite And Dressing Area
- Stunning Landscaped Gardens With Modern Annexe
- Off-Road Parking And Garage





This handsome four bedroom, three bathroom semi-detached Victorian residence, built circa 1890, occupies a prime position on a popular and convenient residential road just moments from the vibrant heart of Wilmslow town centre.

The property has been beautifully enhanced and renovated to an exacting standard throughout, offering a flawless blend of period charm and contemporary luxury. Original features such as high ceilings, decorative corning, high quality sash windows and elegant fireplaces have been thoughtfully retained, while modern enhancements provide exceptional comfort and style.

The impressive open-plan living-dining kitchen forms the heart of the home, flooded with natural light and boasting bespoke cabinetry, premium integrated appliances, and a large central island, making it ideal for both every-day living and entertaining.

The formal living room, with its panelled walls, bespoke cabinetry, feature bay-window and attractive fireplace with log burning stove, offers a tranquil retreat, while the rear extended sitting room with dual sets of bi-folding doors and wall mounted gas fire is perfect for those warm summer evenings.

Upstairs, the principal suite is superb, featuring a stylish en-suite bathroom and a bespoke dressing area. Two further well-proportioned bedrooms both offer fitted wardrobes with bedroom two enjoying a Juliet balcony which provides glorious views over the stunning gardens to the rear. A luxurious family bathroom with free standing bath tub completes the internal house accommodation.

The outside space really does provide the 'wow factor' with professionally designed landscaped gardens that have been thoughtfully designed to offer both privacy and year-round enjoyment. The rear garden features sweeping stone pathways, mature planting and vibrant drifts of lavender that provide colour and fragrance throughout the summer months. Carefully planned terraces offer a variety of spaces with a sheltered dining terrace providing an elegant setting for al fresco dining. Beyond the winding pathways lead to beautifully maintained gardens with an attractive summerhouse offers both privacy and tranquility, creating a setting more reminiscent of a country retreat than a town centre residence.

In addition to the outside space, a state of the art modern annexe (ideal for guests, a home office, or gym) sits discreetly within the garden, providing versatile additional space to suit a variety of needs and offers its own sitting room/gym/bar area, stylish shower room and a bedroom/study depending on your requirements. A home office is also found to the rear of the garage.

The property also comes with ample off-road parking to the front with an appealing cobbled driveway and gives access to the detached garage.

Located just a short stroll from Wilmslow's boutique shops, acclaimed restaurants, and excellent schools, this exceptional home combines the best of town centre living with the tranquillity of a leafy residential setting. This is a rare opportunity to acquire a distinguished period property that has been meticulously restored and thoughtfully extended to create a truly remarkable family home.

LOCATION

Conveniently situated within a short walk of Wilmslow town centre with its excellent range of shops and general services, restaurants and cafes. There are good schools in the area, both State and Private, for children of all ages. Wilmslow railway station is on the main line to London Euston and also provides a regular service to Manchester and surrounding districts. The North West motorway network is within a short drive as is Manchester Airport and the A34 Wilmslow by-pass which provides access to the large stores at Handforth Dean and Cheadle including Marks & Spencer, Tesco, John Lewis and Sainsburys. Wilmslow has a leisure centre and there are also a number of private sporting clubs in the area.

DIRECTIONS

Sat-Nav: SK9 5HD

TENURE

Freehold (subject to verification by solicitors).

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Cheshire East. Property Band: D

VIEWING

Viewing strictly by appointment through the Agents.

FLOORPLAN



TOTAL FLOOR AREA : 1897 sq.ft. (176.2 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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