



**Brockdale House Shore Lane, Caldy**  
Wirral

**£4,000,000**



- Opulent New Build Five/Seven Bedroom Detached Arts & Crafts Style Residence
- Self Contained Annex with Lounge, Kitchen Diner, Bedroom and Shower Room
- Will Boast Approximately 9,000 Square Feet of Sumptuous Living Accommodation
- Impressive Indoor Swimming Pool Complex with Gym and Wetroom
- Grand Hallway, Living Room, Drawing Room, Study, Cloakroom & Boot Room
- Lavish and Expansive Open Plan Kitchen with Dining Room and Utility Room
- Four Stunning Bedroom Suites with Dressing Rooms and En Suite Facilities
- Further First Floor Double Bedroom, Laundry Room and Shower Room
- Second Floor Cinema Room, Shower Room and Two Further Rooms/Bedrooms
- Sweeping Driveway, Double Garage, Car Port and Extensive Landscaped Gardens

Tenure: Freehold

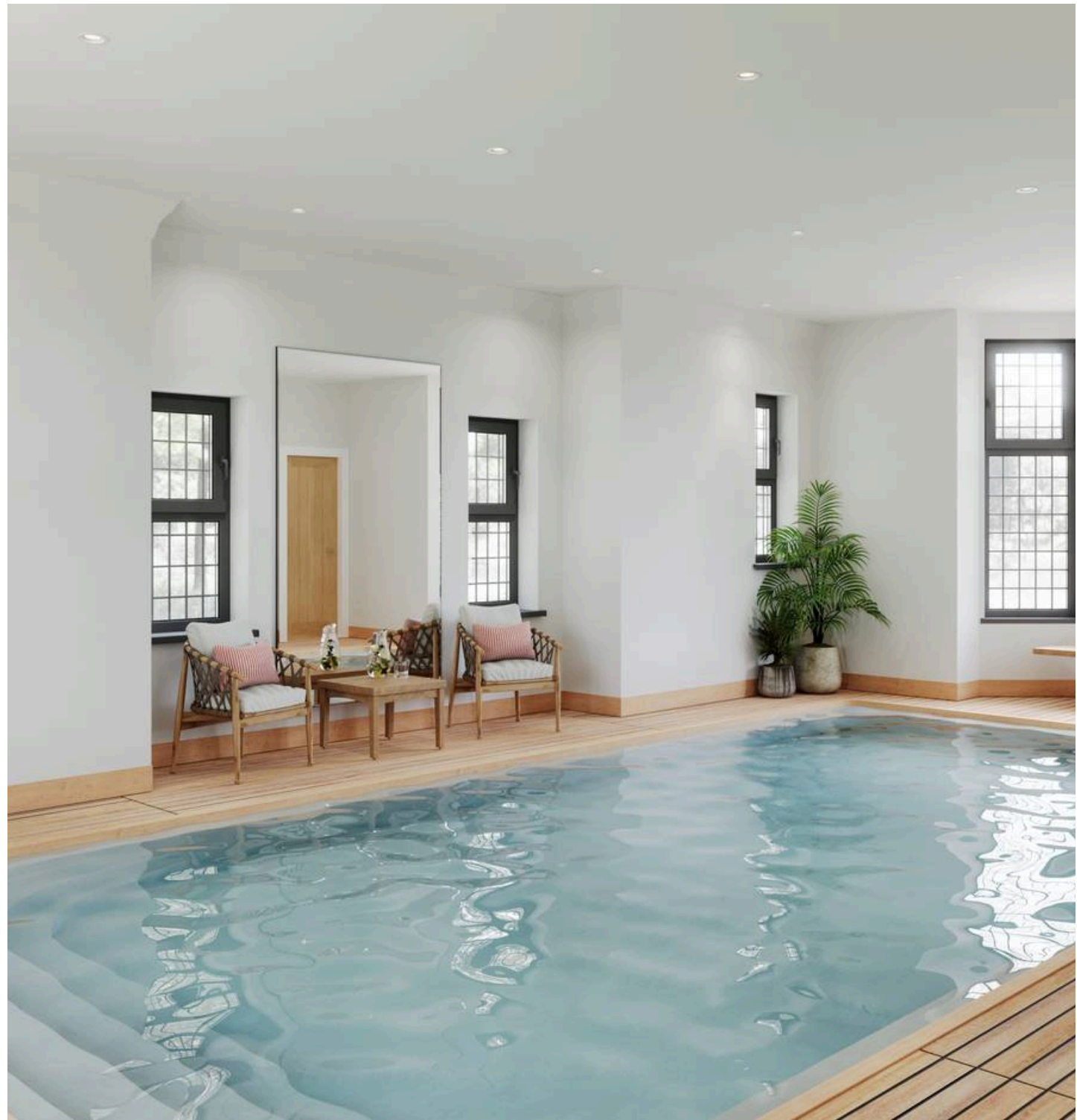
# Brockdale House Shore Lane

Caldy, Wirral

Presenting an exceptional opportunity to acquire an opulent new build Arts & Crafts style residence, this magnificent five to seven bedroom detached home, complete with a self contained one bedroom annexe, offers approximately 9,000 square feet of sumptuous living accommodation, thoughtfully designed to the highest standards throughout.

The grand entrance hallway sets the tone for the property's refined elegance, leading to a selection of versatile reception rooms including a formal living room, an inviting drawing room, a dedicated study, a practical cloakroom, and a well-appointed boot room. At the heart of the home, the lavish open plan kitchen and dining area is a true showpiece, featuring bespoke cabinetry, premium appliances, and a generous utility room, making it ideal for both family living and entertaining on a grand scale. The residence also boasts an impressive indoor swimming pool complex, complete with a gym and wetroom, providing a luxurious retreat for relaxation and wellness.

The main house offers four stunning bedroom suites, each with private dressing rooms and luxurious en suite facilities, ensuring comfort and privacy for all family members or guests. A further double bedroom, laundry room, and additional shower room are also situated on the first floor, providing flexible accommodation to suit a variety of needs.



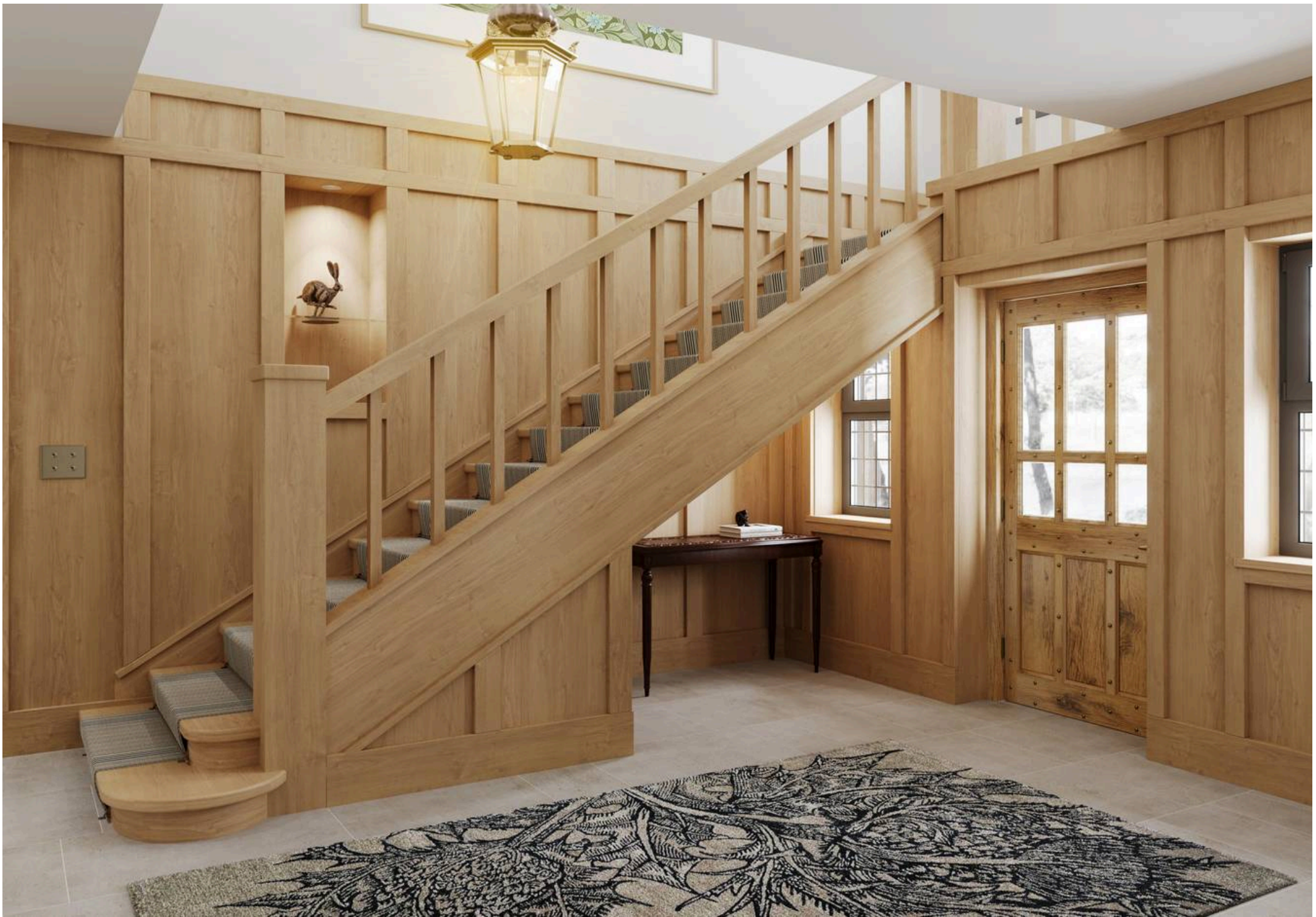
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The second floor offers a cinema/games room, bedroom, an additional shower room and two further rooms that can serve as bedrooms, playrooms or home offices. Enhancing the property's appeal is a self-contained annexe, complete with its own lounge, kitchen diner, bedroom, and shower room, perfect for multi generational living or guests.

Located in the prestigious and highly sought-after area of Caldly Village, this residence enjoys a secluded woodland setting, encapsulated within beautifully landscaped gardens that offer a true sense of tranquillity and privacy. The property's thoughtful design and impressive scale make it an outstanding choice for discerning buyers seeking a luxurious family home with exceptional amenities. Viewing is highly recommended to fully appreciate the exquisite craftsmanship, spacious layout, and unique lifestyle this remarkable residence has to offer.













TOTAL FLOOR AREA : 9000sq.ft. (836.1 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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