



4 Balmoral Place, Willaston

£550,000 Freehold



Exquisite four bedroom detached family home forming part of a prestigious development in the sought-after village of Willaston • Set on a generous corner plot at the end of a peaceful cul-de-sac, affording a delightful south facing garden aspect with beautiful landscaped grounds that sweep around the property • Extensive driveway and a large detached double garage with adjoining superior carport/motorhome port, boasting ample off-road parking for multiple vehicles • Stunning contemporary fitted open-plan kitchen/diner that flows perfectly into a magnificent P-shaped garden room, ideal for all year-round enjoyment, dining and entertaining • Enjoying delightful village surroundings, whilst convenient for Nantwich and transport links via the M6 motorway, A500 and Crewe railway station • Superb upper floor accommodation including four well-proportioned bedrooms and two



They say your home is your fortress and just like Balmoral Castle, this truly spectacular four bedroom detached home set on Balmoral Place exudes an excellent level of luxury and modern family living at every turn! Occupying a generous corner plot, nestled at the end of a tranquil cul-de-sac surrounded by mature lush gardens, affording a delightful south facing garden aspect with beautiful landscaped grounds that sweep around the property, an extensive driveway accommodating ample off-road parking for several vehicles and a large detached double garage with adjoining superior carport/motorhome port which is a car and caravan enthusiast's dream.

Forming part of a prestigious development constructed by the renowned local developers Linden Homes off Cheerbrook Road on the edge of the highly desirable village of Willaston. This stunning home offers the perfect blend from peaceful village surroundings, whilst convenient for Vagrants Sports Club, the nearby larger historic market town of Nantwich which boasts a plethora of facilities and exceptional transportation links via the M6 motorway, A500 and Crewe railway station.

The property itself has been finished to an exceptional standard and is presented in an immaculate condition, boasting stylish interior with contemporary fittings and fixtures to each room. The property enjoys a wonderful sense of flow, comprising, an inviting porch leading into the welcoming entrance hall with a spindle staircase ascending to first floor galleried landing and access to the spacious accommodation that awaits beyond.

The lounge is a sanctuary of comfort, featuring an attractive fireplace feature and French doors that open into the impressive P-shaped garden room, a space destined for all year-round enjoyment and endless opportunities of dining and entertaining. The spectacular open-plan kitchen/diner/family room lies at the heart of the home, incorporating sleek wall and base units, quartz worktops, central kitchen island with extended breakfast bar and integrated appliances. A separate utility room ensures further practicality, storage and laundry facilities, while a guest cloakroom with WC caters to every convenience.

Heading upwards onto the first floor, a world of tranquillity unfolds. Four generously proportioned bedrooms offer blissful retreats, complemented by two modern bathrooms, one of which is an en-suite to the luxurious master bedroom. Storage is abundant, with cleverly designed spaces ensuring functionality without compromising style with an under-stairs cupboard to the ground floor and built in wardrobes in two of the bedrooms to the first floor.

Step outside, and be greeted by a garden oasis that stretches to the front side and rear. Landscaped lawns, a superior ornamental garden pond, extensive patio areas, and a charming timber garden chalet create a setting that is truly enchanting. High fencing, lush greenery, mature shrubbery and a vast array of plants envelop the rear garden, providing the utmost privacy for outdoor gatherings and al fresco dining under the stars. The detached double garage and adjoining spacious carport are of particular benefit to the property and could be utilized for a variety of usages if required.

Do not delay, contact our Nantwich office today and make this exquisite home your fortress!



Stunning four bedroom detached home set on a corner plot within a peaceful cul-de-sac. Beautiful landscaped south facing garden, an extensive driveway, detached double garage with carport/motorhome! Council Tax band: F

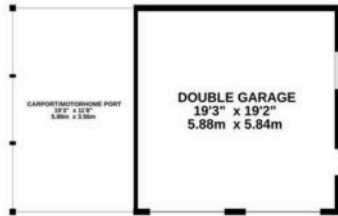
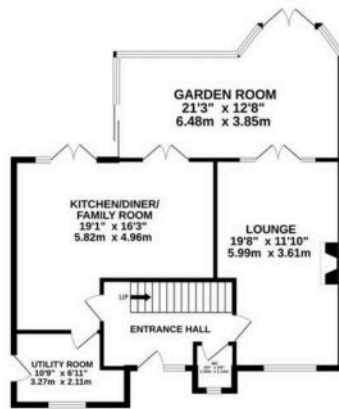
Tenure: Freehold

EPC Energy Efficiency Rating: C

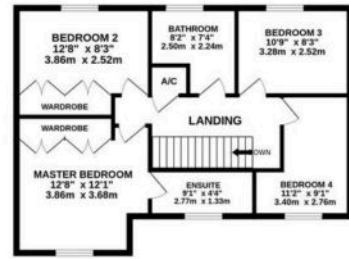
EPC Environmental Impact Rating: D



GROUND FLOOR
1477 sq.ft. (137.2 sq.m.) approx.

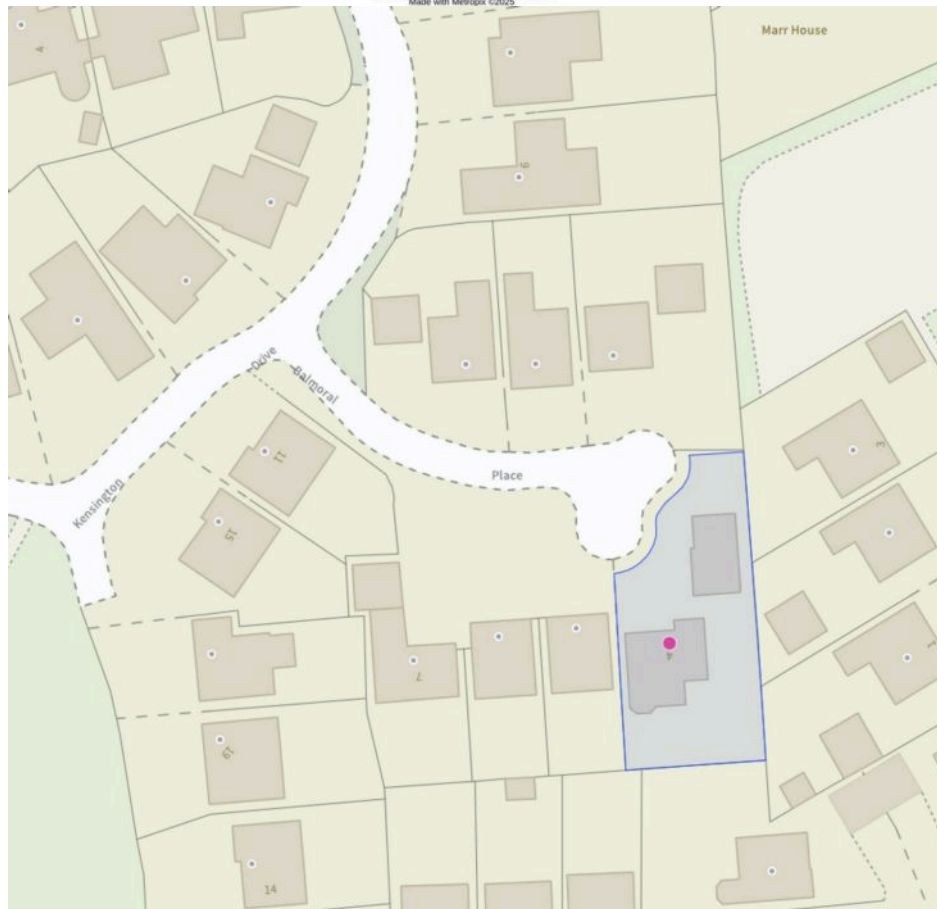


1ST FLOOR
660 sq.ft. (61.3 sq.m.) approx.



TOTAL FLOOR AREA : 2137 sq.ft. (198.5 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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