RYDAL

PICKMERE LANE

RYDAL COTTAGE

Bask in blissful bucolic views, only moments from essential transport links…

Welcome to Rydal Cottage, a lovingly modernised, detached family home with landscaped gardens, nestled on its own patch of paradise only ten minutes from Altrincham and within easy reach of Knutsford.

Accessible yet secluded, leave Junction 19 of the M6 and within a couple of minutes, tucked back off Pickmere Lane, arrive at the electric gated entrance to Rydal Cottage.

"The road nearby isn't very busy but it's handy for jumping on the motorway."

SECRET SANCTUARY

Pull along the driveway and park up in the garage, with its electric door, or park the motor at the front, where there is plenty of space. Step out of the car and sense the peace, privacy and welcome. Screened from view behind trees, welcome to your own private refuge.

“The location attracted us, we loved the idea of retiring somewhere so pretty and peaceful.”

Make your way to the front porch, stepping through into the light entrance hallway, where gleaming parquet solid wood flooring extends underfoot. Instantly, a homely feel pervades, stepping through the doorway to the left, into the sitting room.

VIEWS AROUND

Light and bright, windows to two sides frame views over the front garden and side garden with its spring planting. In wintertime, snuggle up on the sofa, as the flames crackle and embers glow in the open fire, set within its ornately carved solid wood surround. Complete with Rockingham fender with its clean leather and black ironwork, what could be cosier or more inviting?

Coving skirts the ceiling, reminiscent of the home's 1950s heritage, whilst parquet flooring evokes a sense of timeless style.

HUB OF THE HOME

Returning to the entrance hall, continue ahead and left, to discover the heart of the home, the inviting kitchen-diner. Maple units supply an array of storage for all your culinary essentials, whilst solid beech and granite worktops stretch out providing plenty of room for preparation. Set within a tiled inglenook, the two-oven Aga issues constant warmth to every corner of the kitchen, creating a comforting atmosphere throughout the winter months. In summer, switch to the separate electric oven and hob, nestled in the corner of the kitchen.

Additional storage and preparation space is provided within the central island, where a handy tool rack is suspended above. Other integrated appliances include a microwave and dishwasher, Belfast sink and salad sink, separate fridge and freezer (a second, tall fridge-freezer is handy close by in the garage, accessed through a door from the kitchen – a useful everyday entrance). Underfoot, practical terracotta tiles extend, whilst recycling storage is secreted within the maple cupboards. The window frames scenes not out of place in ‘Cheshire Life’; out over the rear garden and fields beyond, where cows and sheep roam.

VERSATILE SPACES

Take the stairs down into the garage to discover the utility area, home to the boiler, washing machine and dryer. Opposite the kitchen there is also loft space above the garage, brimming with potential to perhaps create an additional room overlooking the garden.

From the kitchen, flow through from the dining area into the sun room, where doors open, connecting this space to the garden rooms beyond, where a water feature cascades down the tiered garden, running to a pond at the bottom.

When slumber beckons, sink into sleep in one of Rydal Cottage's sumptuous bedrooms.

AND SO TO BED…

Sequestered away from the main living area, at the front of the home, is the master bedroom.

Light suffuses the room through two large windows overlooking the side garden and front patio. Stash your clothes away in the array of fitted furniture, handcrafted to a bespoke design by the current owners. Pale pastel tones and plush carpet are soothing and soporific, while a kidney shaped dressing table is the perfect place to primp and prepare for an evening out.

BED, BATH AND BEYOND

Refresh and revive in the ensuite, fitted with shower, wash basin and WC. Returning to the entrance hallway, the family bathroom is nestled at the end of the hallway. Fitted with an antique, roll top, claw foot bath, there is also a separate shower, wash basin and WC. Tiled flooring and walls add a crisp, contemporary feel.

Overlooking the patio to the rear and the verdant garden, discover the spacious second bedroom. Fitted wardrobes once again provide plentiful storage for all your clothing, for clutter free living. Carpeted and cosy, there is ample space for two single beds, a dressing table and drawers in this bedroom.

A third double bedroom completes the collection of bedrooms, snug in the middle of the home and currently fitted with twin beds. With ample space for a wardrobe, chest of drawers and even an office corner desk, consider the benefits of a bedroom-home office, handy for both work and leisure.

Between the second and third bedrooms, access via a drop-down ladder leads up to a hidden bonus room. Boarded and carpeted, this is a great area for storage, and also a fun play room for children.

POCKET OF PARADISE

Landscaped in three stages, to create level access all the way around the home by the current owners, step outside to discover a treasure trove of garden rooms, brimming with varied planting, mature trees and water features.

Heading through from the front drive, pass by the spring planting on the left, and pretty rockery area to the right. Beyond the rockery, continue up to two lawns, and borders of mixed peonies, choisya and acers. Seek sanctuary in the pretty summer house, the perfect place to unwind with a book or a puzzle in the afternoons. For morning sunshine, take the steps up to the front patio. Another seating area can be discovered beyond the lawn in the top garden, where an area of woodland extends.

Stepping out from the conservatory, soak up the sunshine on the patio furniture, set upon the rear terrace and settle down to a spot of lunch. From this patio, pebbled pathways flanked by sleepers lead down to the bottom of the garden and the pond. Pause a moment on the bottom lawn, where a mature apple tree produces its annual crop of Red Devils. Admire views out over the stream and fields beyond the post and rail fence, allowing nature to extend unbroken.

Perfect for peace and relaxation, sit back and relax, serenaded by a soundtrack of birdsong. Ideal too for entertaining, the handy gardener's loo in the garage means no mucky shoes trailing through the home.

OUT AND ABOUT

A tranquil haven, Rydal Cottage is also nestled within easy reach of road links, only a couple of minutes' drive from Junction 19 of the M6.

Manchester Airport is little more than a ten-minute drive away, with Altrincham and Knutsford also easily accessed.

A convenient petrol station at the M6 roundabout also contains a Londis, supplying all your essential groceries. Meanwhile there is a Spar shop in nearby Wincham.

Walk to your friendly local, the Windmill, only a minute away, for food, drink and socialising, whilst there are a number of pubs, restaurants, cafes and more in nearby Knutsford, only ten minutes' drive away, where there is also a train station.

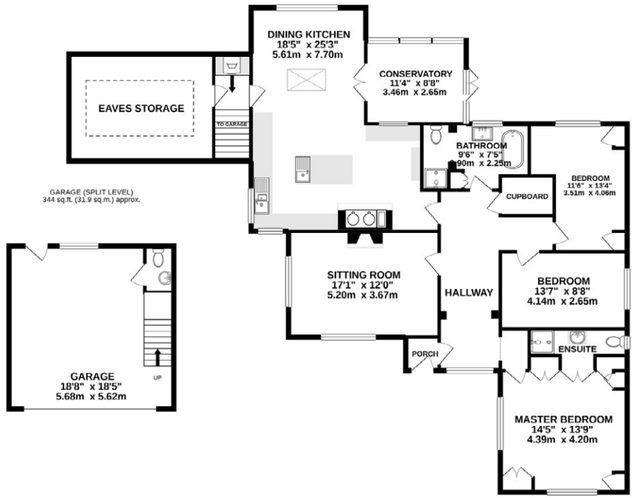
Find recreation and leisure opportunities close by, only a walk away from the Cheshire Show Ground, Tatton Park and Heyrose Golf Club. Mere Country Club and High Leigh Golf Club are also just a short distance away. Knutsford also has a golf course and a bowling club.

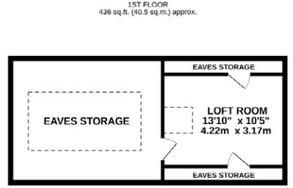
Families are well served by nearby primary and secondary schools, both state and independent, in nearby Wincham and Knutsford.

For an instant countryside retreat and to escape city life whilst retaining incredibly convenient commuting links, Rydal Cottage is the refuge you have been seeking.

Book your viewing today.

STOREYS





Total Floor Area: 2547 sq. ft. (236.6 sq. m.) approx.
Excluding garage, loft space and storage: 1567 sq. ft. (145.6 sq.m.) approx

Whilst every attempt has been made to ensure the accuracy of this floorplan contained here, all measurements (including the placement of windows and doors) are approximate and no responsibility is taken for any error, omission or mis statement. The plan is intended for illustrative purposes only, and should be used as such by any potential purchaser.
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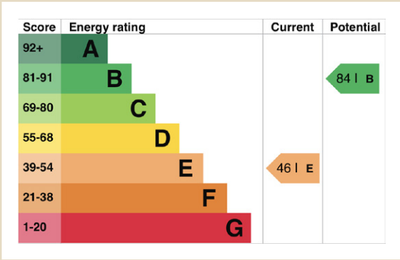
'Rydal Cottage' Pickmere Lane, Pickmere. WA16 0HS

SPECIFICATIONS

- 3 double bedrooms and 2 bathrooms
- Detached family home with landscaped gardens
- Lovingly modernised
- Large integral double garage
- Perfect areas for peace and relaxation



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STOREYS

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