



15 Chesterton Way

CW2 5NZ

Offers Over £450,000



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STEPHENSON BROWNE

EXECUTIVE DETACHED RESIDENCE –
PARKLAND VIEWS TO THE REAR - A
traditional, five bedroom detached residence,
enjoying a cul-de-sac position in Chesterton
Way which is a truly delightful cul-de-sac,
located on the highly desirable Wychwood
Village development, surrounded by lovely
Cheshire countryside. The property is well
planned, with spacious accommodation
throughout perfect for family living.

The property benefits from modern double
glazing & gas central heating, a lovely open
lounge with dual-aspect windows and French
doors opening to the rear garden, a large open
plan kitchen breakfast room with a range of
integrated appliances, separate dining room,
downstairs WC and handy understairs storage
cupboard. Upstairs to the first floor, there are
three generous double bedrooms with all having
fitted wardrobes and two having en-suite shower
rooms, in addition to the family bathroom. To the
second floor, a spacious landing with space to be
used as a study with a storage cupboard
housing the hot water cylinder, two double
bedrooms with one having an en-suite shower
room.

Externally, a double length tandem garage has
been partly partitioned for use as a workshop
with driveway in front. To the rear, a spacious rear
garden enjoying fantastic views over open
parkland.

A property like this must be viewed to be
appreciated, please contact the office to arrange
your all-important viewing.



Entrance Hall

Composite entrance door having double glazed frosted insets. Single panel radiator. Stairs to the first floor. Doors to all rooms.

Lounge

20'6" x 10'8"

Two single panel radiators. Double glazed window to the front elevation. Double glazed French doors opening to the rear garden. Ethernet point.

Dining Room

10'8" x 11'11"

Double glazed window to the front elevation. Single panel radiator.

Kitchen Breakfast Room

16'11" x 10'1"

Range of wall, base and drawer units with roll top work surfaces over incorporating a stainless steel 1.5 bowl sink unit. Integrated double oven with five ring gas hob and extractor canopy over. Integrated dishwasher. Integrated fridge freezer. Integrated washing machine. Single panel radiator. Two double glazed windows to the rear elevation. Composite door having double glazed frosted inset opening to the rear garden.

Downstairs WC

2'8" x 5'7"

Two piece suite comprising a low level WC with push button flush and a pedestal wash hand basin with mixer tap and splashback tiling. Single panel radiator.

First Floor Landing

Double glazed window to the front elevation. Single panel radiator. Stairs to the second floor.

Principal Bedroom

12'4" x 10'8"

Double glazed window to the rear elevation. Single panel radiator. Fitted wardrobes having hanging rail and shelving. Ethernet point.

En-Suite

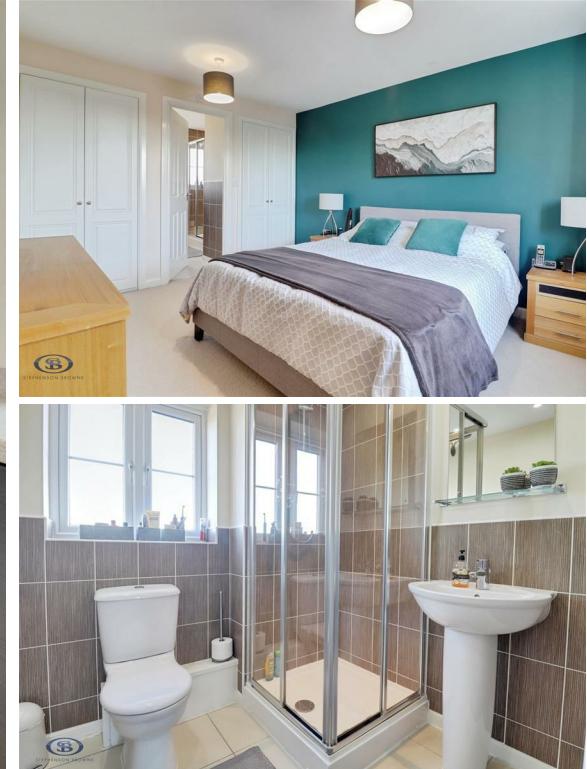
5'10" x 6'5"

Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a shower cubicle with shower over. Double glazed frosted window to the rear elevation. Heated towel rail.

Bedroom Three

9'10" x 9'2"

Single panel radiator. Double glazed window to the rear elevation. Fitted wardrobes having hanging rail and shelving.



En-Suite

5'2" x 5'3"

Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a shower cubicle with shower over. Double glazed frosted window to the rear elevation. Single panel radiator.

Family Bathroom

7'6" x 5'10"

Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a panelled bath with mixer tap using shower attachment. Heated towel rail. Double glazed frosted window to the rear elevation.

Bedroom Five

8'3" x 10'11"

Double glazed window to the front elevation. Single panel radiator. Ethernet point. Fitted wardrobe having hanging rail and shelving.

Second Floor Landing

Doors to both bedrooms. Eaves storage. Storage cupboard having hanging rail and housing the hot water cylinder. Skylight. Single panel radiator.

Bedroom Two

10'8" x 13'6"

Single panel radiator. Double glazed window to the front elevation.

En-Suite

5'6" x 7'7"

Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a shower cubicle with shower over. Skylight. Single panel radiator.

Bedroom Four

16'6" x 10'11"

Two single panel radiators. Skylight. Double glazed window to the front elevation. TV aerial point.

Garage

21'1" x 9'0"

Up and over door to the front. Power and lighting. Door into:-

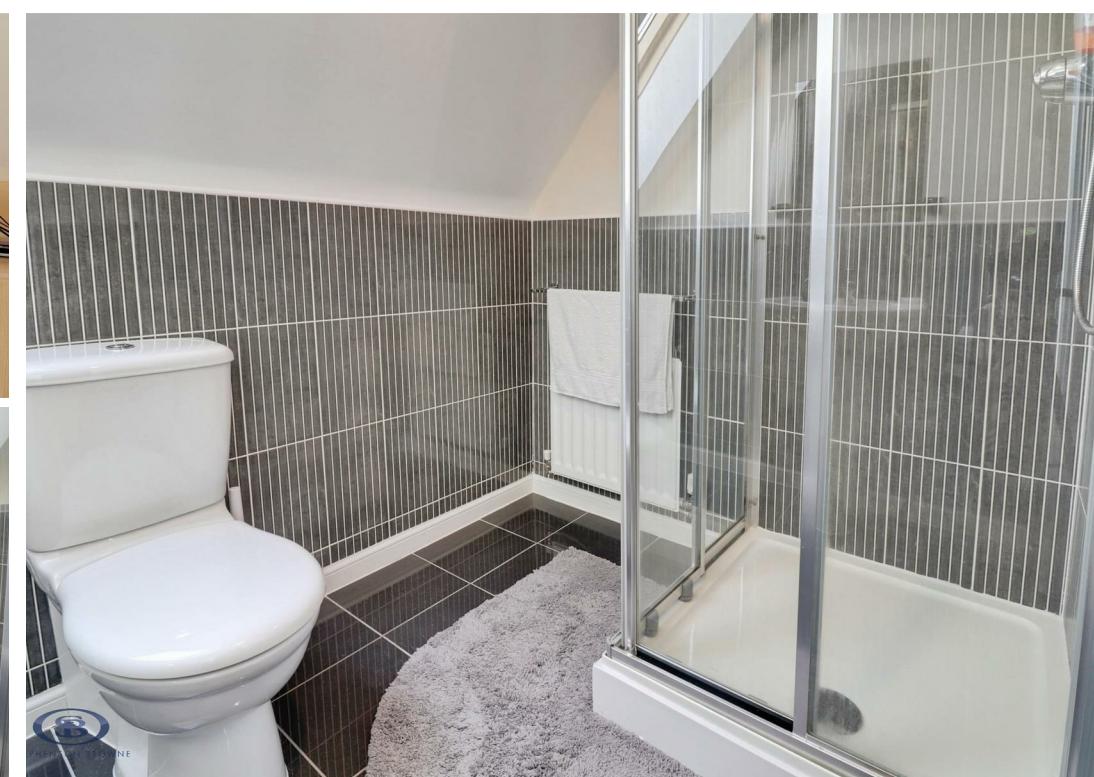
Workshop

9'0" x 10'2"

Courtesy door to the rear. Power and lighting.

Externally

The property is approached by a tarmac driveway providing off road parking leading to a double tandem garage. Front garden mainly laid to lawn. Access gate to



the rear. The rear garden is mainly laid to lawn with patio area providing space for garden furniture. Fenced boundaries. Borders housing a variety of trees, shrubs and plants.



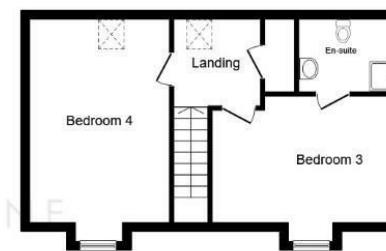
Floor Plan



Ground Floor



First Floor



Second Floor

Area Map



Map data ©2026

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

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