



The Bows, Wilmslow Park South  
Wilmslow, Cheshire

Price £1,649,000

Andrew J Nowell  
& Company



## The Bows, Wilmslow Park South, Wilmslow, SK9 2AY

Literally minutes from Wilmslow town centre and train station, discreetly set behind a most private gated tree-lined fore garden, The Bows represents a rare purchase opportunity, offering the utmost convenience alongside a versatile and spacious level of accommodation circa 3,599 sq ft. Nestled within the prestigious Wilmslow Park adjacent to the scenic Bollin Valley, the Cheshire brick property combines an exclusive setting with immediate access to the town's shops, restaurants, leisure and mainline rail services, all within a few minutes' walk.

The accommodation is arranged with exceptional flexibility over two floors, featuring two staircases that allow for distinct living zones, ideal for modern family life, home working, or guest accommodation. Generous reception rooms and an open-plan kitchen and living area create an impressive hub for entertaining, with large windows and high ceilings flooding the home with natural light.

The principal suite and further bedrooms are beautifully proportioned, complemented by high-quality fixtures and fittings throughout, including bespoke joinery, luxurious bathrooms, and a bespoke David Lisle kitchen designed to the highest specification. The property also benefits from a thoughtful integration of modern technology, including solar panels, an advanced security camera system, and subtle external lighting that enhances both safety and the evening ambiance.

Externally, the mature gardens provide a private and tranquil setting rarely found so close to Wilmslow town centre. The gated frontage, established planting, and driveway create a distinguished arrival, while the rear garden offers a perfect environment for outdoor entertaining, relaxing, or family recreation.

Combining scale, style, and the finest specification, The Bows is a home that effortlessly meets the demands of contemporary living within one of Cheshire's most sought-after addresses, offering an exceptional opportunity to acquire a property of rare distinction in Wilmslow Park.







## Grounds & Gardens

Approached over an electric gated Yorkstone driveway, with access to the double detached garage, steps then lead up to the welcoming entrance, passing a lit mature well-stocked fore garden. Secure gated access is provided to both sides of the house leading into the fabulous large and extremely private south-easterly lawned rear garden, with its substantial patio and deep filled mature enveloping borders.

## The Location

Without doubt, the location is unrivalled when considering the ease of access into Wilmslow town centre and train station, proving ideal for the commuter with trains to Manchester or London in under 2 hours, along with Manchester International Airport 4 miles away. Families will benefit greatly from the convenience to the numerous and widely popular day to day amenities in the town centre, along with several highly acclaimed state and private schools nearby.

## Important Information

What 3 Words – poet.souk.rich

Council Tax – G

EPC Rating – C

Tenure – Freehold

Heating: Gas Fired Central Heating

Services: Mains Gas, Electric, Water & Drainage

Parking: Driveway & Double Garage.

Flood Risk\*:

Broadband\*\*:

Mobile Coverage\*\*: Mobile coverage with main providers (EE, O2, Three & Vodafone).

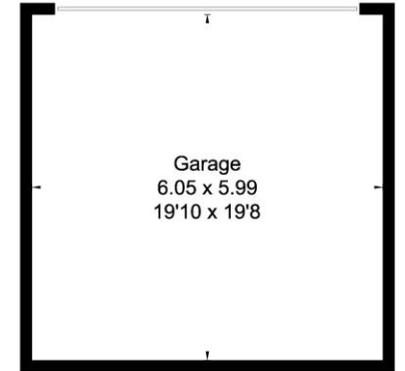
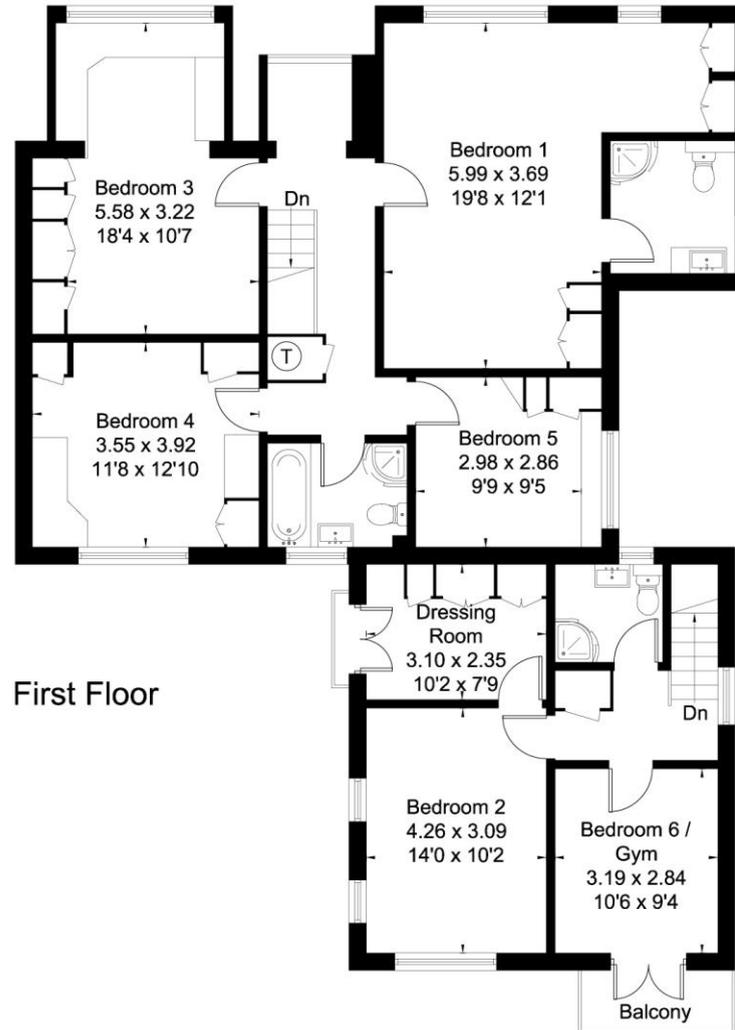
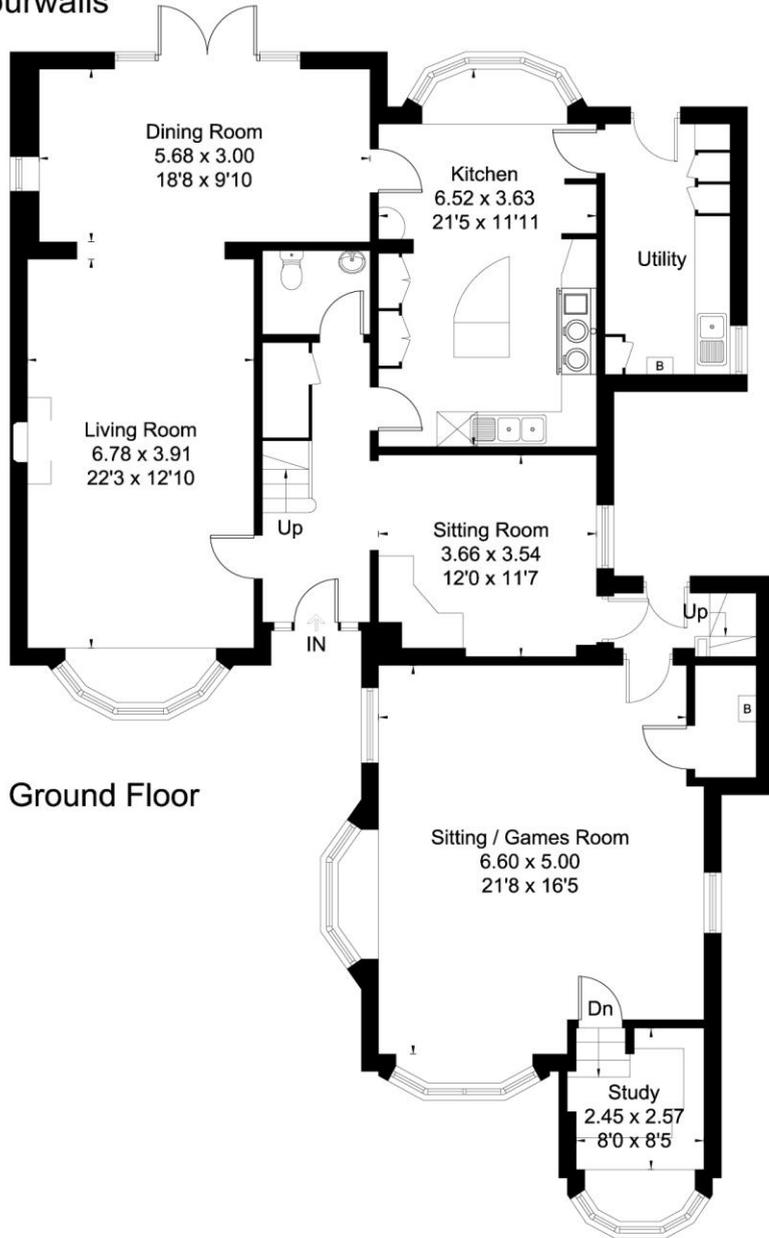
\* Information provided by GOV.UK

\*\*Information provided by Ofcom checker.

The information isn't guaranteed. Andrew J Nowell take no responsibility for inaccuracies and advise potential buyers to do their own checks before committing to purchase.

Approximate Area = 298 sq m / 3208 sq ft  
 Garage = 36.3 sq m / 391 sq ft  
 Total = 334.3 sq m / 3599 sq ft  
 Including Limited Use Area (5.6 sq m / 60 sq ft)  
 For identification only. Not to scale.

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(Not Shown In Actual Location / Orientation)





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