



Beeston Park
FARPORLEY CHESHIRE

Avon
5 Bedroom



AVON

5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE

The Avon is a beautifully designed five-bedroom detached home set across three storeys, offering exceptionally generous living space. This home features a spacious open-plan kitchen, dining, and family area that opens onto landscaped gardens, alongside a separate lounge, study, and utility room. The home is completed by five double bedrooms, three ensembles and a luxury family bathroom making it a spacious retreat. The design allows for larger living areas and bedrooms, ensuring a luxurious and flexible layout that caters perfectly to modern family life.

IN BRIEF

- Detached •
- Five bedrooms across three storeys •
- Large master bedroom with ensuite and dressing room •
- Open-plan kitchen, dining & family area with sliding doors •
- Separate lounge, study & utility room •
- Three en-suites plus a luxury family bathroom •
- Bespoke SieMatic kitchen with quartz worktops & NEFF appliances •
- Underfloor heating to the ground floor •
- Detached double garage •
- EV charging point, solar panels, battery storage & air source heat pump •
- Private landscaped gardens with natural stone patio •

AVAILABLE AT

Plot 12





AVON

2502 SQFT | 5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE



GROUND FLOOR

- | | | |
|-------------------|-------------|---------------|
| 1. KITCHEN/DINING | 10.3 X 5.6M | 33'8" X 18'4" |
| 2. UTILITY | 2.2 X 2.1M | 7'2" X 6'9" |
| 3. WC | 1.1 X 2.1M | 3'6" X 6'9" |
| 4. STUDY | 3.4 X 2.5M | 11'2" X 8'2" |
| 5. LIVING ROOM | 4.3 X 4.7M | 14'1" X 15'4" |



FIRST FLOOR

- | | | |
|------------------|------------|---------------|
| 6. BEDROOM 1 | 4.4 X 3.1M | 14'4" X 10'2" |
| 7. DRESSING ROOM | 5.9 X 2.1M | 19'4" X 6'9" |
| 8. ENSUITE | 3.4 X 1.2M | 11'2" X 3'9" |
| 9. BATHROOM | 3.4 X 2.0M | 11'2" X 6'6" |
| 10. BEDROOM 2 | 4.4 X 5.3M | 14'4" X 17'4" |
| 11. ENSUITE | 2.4 X 1.3M | 7'9" X 4'3" |
| 12. BEDROOM 3 | 3.4 X 2.8M | 11'2" X 9'2" |



SECOND FLOOR

- | | | |
|---------------|------------|---------------|
| 13. BEDROOM 4 | 3.4 X 3.5M | 11'2" X 11'5" |
| 14. ENSUITE | 3.4 X 1.6M | 11'2" X 5'2" |
| 15. BEDROOM 5 | 4.1 X 5.1M | 13'4" X 16'7" |

Beeston Park
TARPORLEY, CHESHIRE

*All layouts are indicative

