

Beeston Park

TARPORLEY, CHESHIRE

Beeston Park Close, Beeston, CW6 9NW



The New Standard in Luxury Living

Overlooking the historic Beeston Castle, Beeston Park is an exclusive, gated development of just fourteen exquisite homes in the heart of Tarporley, Cheshire. Meticulously designed to blend timeless architectural elegance with contemporary luxury, this remarkable collection includes twelve individually crafted new-build residences and the meticulous restoration of the iconic Beeston Towers into two exceptional manor homes.

By luxury residential property developer Tabley Homes, Beeston Park is a celebration of heritage and craftsmanship, where traditional regional architecture meets bespoke contemporary design. Every home is finished to an impeccable standard, offering high specifications, superior quality, and an unrivalled living experience in one of Cheshire's most sought-after locations.





WELCOME TO TARPORLEY

Steeped in history and surrounded by breath-taking countryside, Tarporley is one of Cheshire's most sought-after villages. Named one of The Times' *Best English Villages to Live* - and the finest in the North West - this charming location offers an exceptional blend of heritage, community, and modern convenience.

With its elegant high street lined with independent boutiques, artisan stores, and award-winning eateries, Tarporley retains a timeless character. Many of its historic buildings have been carefully preserved, creating a picturesque setting that seamlessly blends tradition with contemporary living. Encircled by rolling meadows, ancient woodlands, and just half a mile from the iconic Sandstone Trail, Tarporley is perfect for those who cherish the great outdoors.

Beyond its beauty, Tarporley is renowned for its strong sense of community. From vibrant local events to welcoming pubs and cafés, the village offers an inviting atmosphere where neighbours become friends. Despite its idyllic rural setting, Tarporley enjoys excellent connectivity. With easy access to Chester, Manchester, and Liverpool, as well as major transport links, residents benefit from a peaceful village lifestyle without compromising on urban convenience.

Families are also drawn to Tarporley for its exceptional educational offering. The village is home to Tarporley Church of England Primary School, rated 'Outstanding' by Ofsted, and Tarporley High School & Sixth Form College, consistently ranked among the best in Cheshire. Nearby, prestigious independent schools such as The King's School in Chester and Abbey Gate College provide outstanding private education. With a focus on both academic achievement and personal development, the area offers an ideal foundation for future success.

For those seeking a home that offers history, charm, community, and a connection to nature - all within reach of modern amenities - Tarporley is simply unrivalled.



A TASTE OF TARPORLEY

Tarporley's vibrant High Street is the heart of the village - a charming stretch lined with independent boutiques, artisan cafés, and award-winning dining spots. From browsing unique finds at Reclaimed World and The Copper Tree Gallery to enjoying an evening at the Swan at Tarporley - named Pub of the Year at the Marketing Cheshire Tourism Awards - the village offers an experience that's both refined and welcoming. Whether it's a leisurely brunch, fine dining, or a relaxed drink in a historic inn, Tarporley is a destination that delights food lovers and nurtures community spirit. With seasonal events, farmers' markets, and village gatherings, Tarporley blends timeless charm with a lively cultural scene.



Exceptional Craftsmanship, Timeless Design

Beeston Park is the pinnacle of Tabley Homes' commitment to refined living - where heritage, innovation, and individuality come together to create something truly special. Each home is a considered response to its surroundings, blending timeless design with modern luxury.

Drawing inspiration from the historic Beeston Towers and the rich architectural language of Cheshire, these homes feature steep gables, mock-Tudor elements, and locally sourced red brick. While rooted in tradition, every design is elevated by clean lines and contemporary touches that ensure lasting appeal.

Inside, thoughtfully planned spaces are finished to the highest specification. Expect SieMatic kitchens by Stuart Frazer, underfloor heating, and integrated energy-efficient systems - including solar panels with battery storage and air source heat pumps - delivering exceptional comfort, performance, and sustainability.

Our craftsmanship goes beyond finishes. Traditional building techniques are combined with cutting-edge technologies, honouring the best of both past and present. Every detail, from material choice to architectural form, is carefully considered to create homes that are not only beautiful, but built to stand the test of time.

At Tabley Homes, we believe in collaboration. Your preferences, lifestyle, and vision are at the heart of every design conversation - ensuring your home reflects who you are, inside and out. From initial plans to final finishes, we work with you to create a space that feels truly personal.





SPECIFICATION

EXTERNAL FINISHES

Elevations are crafted from locally sourced handmade red bricks or white pre-coloured roughcast render, accented by distinctive sawn artstone detailing. Pitched roofs are adorned with Marley plain tile, while modern yet elegant uPVC flush sash windows in black or cream, together with aluminium sliding doors, enhance the exterior. Aluminium faced, solid core entrance doors with low-level thresholds provide secure, stylish entrances, complemented by modern insulated sectional powered garage doors.

LANDSCAPING

Extensive landscaping enhances the development with turfed front and rear gardens, mature trees, and ornamental shrubs. Quality external finishes such as golden resin bound and block paved driveways define the surroundings, while natural buff stone flags create inviting pathways and patios. Traditional Cheshire red brick walls and wrought iron railings elegantly delineate boundaries, completing a picture of refined, timeless outdoor living.

ENERGY EFFICIENCY & SUSTAINABILITY

Embodying a commitment to sustainability, these homes integrate advanced energy-saving features. Smart LED lighting, high-speed fibre, air source heat pumps, underfloor heating, mechanical ventilation, and double glazing ensure exceptional efficiency and comfort. Solar panels and battery storage harness renewable energy, while dedicated EV charging points prepare your home for the future.

HEATING, ELECTRICAL AND LIGHTING

Central heating and hot water are provided by a modern, efficient air source heat pump system, supported by market-leading energy-efficient solar panels, inverters, and battery backup systems. Underfloor heating graces the ground floor, with electric underfloor heating in bathrooms and en-suites for added comfort. LED lighting throughout and conveniently located electric car charging points further elevate the modern living experience.

FLOOR FINISHES

Quality flooring finishes are fitted as standard throughout. Choose from luxury tiling in the entrance hallway, kitchen, utility, WC, and bathrooms, while plush carpets in the lounges, staircases, landings, and bedrooms ensure comfort and sophistication with every step.





KITCHEN & UTILITY

KITCHEN STYLES

- Individually designed SieMatic kitchens, supplied and installed by award-winning designers Stuart Frazer
- A unique opportunity to customise and upgrade your kitchen directly at Stuart Frazer's showroom. Please ask our Sales Consultant for further details
- Premium Matt Laminate SieMatic doors, available in an elegant selection of colours and finishes. Please ask our Sales Consultant for further details
- Innovative Multimatic interior system, allowing flexible storage configurations tailored to your lifestyle
- Soft-close hinges and drawers for a seamless, refined experience
- Proposed layouts, bespoke designs and computer-generated visuals are available on request

WORK SURFACES

- Luxurious 20mm polished quartz worktops, complete with upstands and island downturns as standard
- Complementary backsplashes included where applicable
- An extensive palette of quartz colour options available. Please ask our Sales Consultant for further details



FLOORING

- High-quality Luxury Vinyl Tile or ceramic tiling fitted as standard to the kitchen and utility room
- Both options are available in a curated range of colours to suit your interior style. Please ask our Sales Consultant for further details

APPLIANCES

Each kitchen is equipped with a superior specification of integrated appliances, featuring:

- Neff N50 Oven with signature Hide & Slide door
- Neff N50 Combination Microwave
- Neff N50 14cm Warming Drawer (included on selected plots)
- Elica Prime 4-Zone Induction Hob with integrated recirculating extraction
- Neff N30 Integrated Fridge Freezer
- Neff N30 Integrated Dishwasher
- Stainless steel undermount sink paired with a sleek chrome mixer tap
- Discreet and stylish under-cabinet Grace lighting for enhanced ambience and functionality

UTILITY ROOM

- Fitted with Matt Laminate cabinetry, available in a range of elegant finishes. Please ask our Sales Consultant for further details
- 20mm Quartz worktops in a wide selection of tones. Please ask our Sales Consultant for further details
- Stainless steel undermount sink with chrome mixer tap
- Plumbing installed and ready to accommodate both a washer and dryer



WARDROBES

Luxury fitted wardrobes are seamlessly integrated into the master bedroom (or dressing room, where applicable), carefully designed to maximise space and imbue the area with an air of sophisticated practicality.

BATHROOMS AND EN-SUITES

Individually designed bathrooms and en-suites feature contemporary fittings from Duravit and Hansgrohe. Fully tiled in premium ceramic finishes and available in a range of colours and styles, each space is complemented by large, illuminated, mirrors above the vanity basins, creating an atmosphere of refined luxury.

AUDIO VISUAL, TELECOMS, AND DATA

A state-of-the-art TV IRS system is installed in the lounge and double bedrooms, while fibre connectivity is extended to all homes. Dedicated telephone and broadband sockets in the lounge and master bedroom ensure seamless digital integration.

SECURITY AND PEACE OF MIND

A comprehensive intruder alarm system with PIR detection, alarm keypads, and ultra-secure multipoint locking systems on external doors provides unwavering security. Mains-fed smoke and heat detectors with battery backup, combined with a 10-year NHBC New Home Warranty, ensure complete peace of mind.

INTERIOR FINISHES

Classic painted four-panel solid core doors, satin chrome ironmongery, and generously proportioned skirting boards and architraves create a refined interior. A timber staircase, featuring contemporary stop chamfered spindles, newel posts, and handrails, adds an elegant focal point. Walls are finished in Jasmine White emulsion, ceilings in white emulsion, and all woodwork in white eggshell - together forming a timeless, cohesive backdrop.

KITCHEN

Individually designed SieMatic kitchens, supplied and installed by award-winning designer Stuart Frazer, present a unique opportunity for bespoke customisation. Polished quartz worktops and an array of high-end appliances - including a Neff oven with a Hide & Slide door and an Elica Prime induction hob - come as standard. Detailed kitchen layouts, designs, and computer-generated images are available upon request, inviting you to envision a space where luxury meets functionality.

UTILITY ROOM

The utility room is appointed with matt laminate doors and quartz worktops, while a stainless steel undermount sink with a chrome mixer tap adds a touch of modern elegance. Plumbing has been thoughtfully installed and is ready to accommodate a washer and dryer, ensuring that practicality complements style.





HOMES AT BEESTON PARK

PLOT	HOUSE STYLE	BEDROOMS	PRICE
Plot 1	Bodmin	5	Under Offer
Plot 2	Wick	5	£995,000
Plot 3	Hereford	4	Under Offer
Plot 4	Tarporley	5	£1,150,000
Plot 5	Kenmore	5	Under Offer
Plot 6	Tarporley	5	Coming Soon
Plot 7	Bodmin	5	Coming Soon
Plot 8	Hereford	4	Coming Soon
Plot 9	Hereford	4	Coming Soon
Plot 10	Tiverton	5	Coming Soon
Plot 11	Bodmin	5	Coming Soon
Plot 12	Avon	5	£1,200,000
Plot 14	Madeley Manor	5	Coming Soon
Plot 15	Belvedere Manor	6	Coming Soon





Beeston Park

TARPORLEY, CHESHIRE



TARPORLEY

5 BEDROOM | DETACHED | INTEGRAL GARAGE

A spacious and versatile five-bedroom detached home arranged over three storeys, The Tarporley is designed with both family life and entertaining in mind. Its striking exterior opens into a flexible layout with generous proportions throughout, featuring an open-plan kitchen, dining and family area with sliding doors to the garden, plus a separate lounge, study, and utility room. With three en-suites, a luxurious family bathroom, and an integral garage, this home offers comfort, style, and space in equal measure.

IN BRIEF

- Detached
- Five bedrooms across three storeys
- 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
- Premium fittings by Hansgrohe and Duravit
- Integral single garage
- EV charging point, solar panels, battery storage & air source heat pump
- Private landscaped gardens with natural stone patio

AVAILABLE AT

Plot 4

Plot 6





TARPORLEY

2537 SQFT | 5 BEDROOM | DETACHED | INTEGRAL GARAGE



GROUND FLOOR

1. KITCHEN/DINING	9.9 X 3.9M	32'5"X12'8"
2. UTILITY	1.7 X 3.9M	5'6"X12'8"
3. WC	1.1 X 1.3M	3'6"X4'3"
4. STUDY	3.6 X 1.8M	11'8"X5'9"
5. LIVING ROOM	3.6 X 4.7M	11'8"X15'4"
6. GARAGE	5.1 X 6.1M	16'7"X20'



FIRST FLOOR

7. BEDROOM 1	3.5 X 3.1M	11'5"X10'2"
8. DRESSING ROOM	2.7 X 1.6M	8'6"X5'3"
9. ENSUITE	2.7 X 1.8M	8'6"X5'9"
10. BATHROOM	2.6 X 2.3M	8'5"X7'5"
11. BEDROOM 2	4.2 X 3.0M	13'8"X9'8"
12. BEDROOM 3	4.3 X 3.0M	14'1"X9'8"
13. ENSUITE	1.8 X 2.3M	5'9"X7'5"



SECOND FLOOR

14. BEDROOM 4	3.9 X 4.7M	12'8"X15'4"
15. ENSUITE	4.8 X 1.8M	15'7"X5'9"
16. BEDROOM 5	3.9 X 5.2M	12'7"X17'1"



BODMIN

5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE

A striking five-bedroom detached home arranged over three storeys, The Bodmin is designed for both family life and entertaining. With a choice of red brick or mock-Tudor styling, it sits alongside a detached double garage. Inside, generous proportions include an open-plan kitchen, dining and family area with sliding doors to the garden, plus a separate lounge, study and utility room. The master bedroom features a dressing room and en-suite, alongside three further double bedrooms, a single bedroom, one additional en-suite and a luxurious family bathroom.

IN BRIEF

- Detached
- Five bedrooms across three storeys
- Open-plan kitchen, dining & family area with sliding doors
- Separate lounge, study & utility room
- Two 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
- Red brick or mock-Tudor exterior styling

AVAILABLE AT

Plot 1
Plot 7
Plot 11





BODMIN

2286 SQFT | 5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE



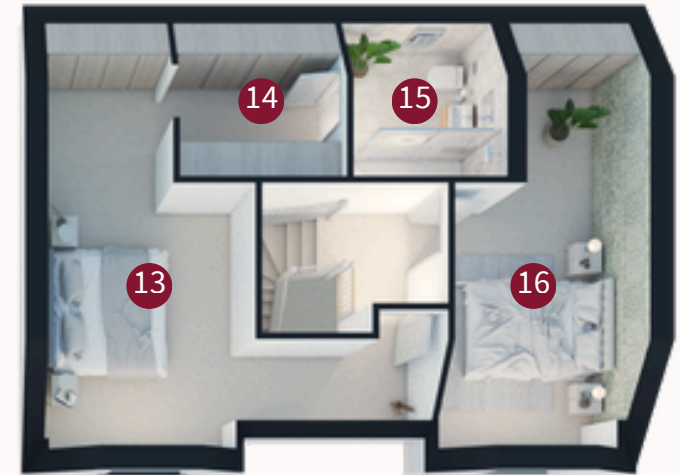
GROUND FLOOR

- | | | |
|-------------------|------------|---------------|
| 1. KITCHEN/DINING | 9.2 X 4.8M | 30'1" X 15'7" |
| 2. UTILITY | 2.0 X 2.3M | 6'6" X 7'5" |
| 3. WC | 1.1 X 2.3M | 3'6" X 7'5" |
| 4. LIVING ROOM | 3.1 X 4.7M | 10'2" X 15'4" |
| 5. STUDY | 3.1 X 2.2M | 10'2" X 7'2" |



FIRST FLOOR

- | | | |
|------------------|------------|---------------|
| 6. BEDROOM 3 | 3.1 X 3.7M | 10'2" X 12'1" |
| 7. DRESSING ROOM | 3.1 X 1.5M | 10'2" X 4'9" |
| 8. ENSUITE | 3.1 X 1.9M | 10'2" X 6'2" |
| 9. BEDROOM 4 | 3.2 X 4.0M | 10'5" X 13'1" |
| 10. STORAGE | 1.8 X 1.0M | 5'9" X 3'3" |
| 11. BEDROOM 5 | 3.2 X 2.1M | 10'5" X 6'9" |
| 12. BATHROOM | 2.7 X 2.1M | 8'9" X 6'9" |



SECOND FLOOR

- | | | |
|-------------------|------------|---------------|
| 13. BEDROOM 1 | 5.0 X 6.2M | 16'4" X 20'3" |
| 14. DRESSING ROOM | 1.8 X 2.7M | 5'9" X 8'9" |
| 15. ENSUITE | 2.6 X 2.7M | 8'5" X 8'9" |
| 16. BEDROOM 2 | 2.8 X 6.2M | 9'2" X 20'3" |



HEREFORD

4 BEDROOM | DETACHED | INTEGRAL GARAGE

A beautiful four-bedroom detached home set across three storeys, The Hereford blends traditional architectural charm with high-spec contemporary living. The first floor features the master bedroom with dressing room and en-suite, a second bedroom, family bathroom and a private study - all thoughtfully arranged for flexible modern living. On the second floor, there are two further spacious bedrooms with one en-suite. All bathrooms are fitted with premium Duravit and Hansgrohe fixtures as standard.

IN BRIEF

- Detached
- Four bedrooms across three storeys
- Open-plan kitchen, dining & family area
- Separate lounge, study & utility room
- Two en-suites plus a luxury family bathroom
- Bespoke SieMatic kitchen with quartz worktops & NEFF appliances
- Underfloor heating to the ground floor
- Integral garage
- EV charging point, solar panels, battery storage & air source heat pump
- Private landscaped gardens with natural stone patio
- Red brick or mock-Tudor exterior styling

AVAILABLE AT

Plot 3
Plot 8
Plot 9





HEREFORD

1855 SQFT | 4 BEDROOM | DETACHED | INTEGRAL GARAGE



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

- 1. KITCHEN/DINING 8.2 X 4.0M 26'9" X 13'1"
- 2. UTILITY 2.9 X 1.9M 9'5" X 6'2"
- 3. LIVING ROOM 2.9 X 4.6M 9'5" X 15'1"
- 4. WC 0.9 X 2.1M 2'10" X 6'9"
- 5. GARAGE 2.9 X 6.3M 9'5" X 20'6"

- 6. BEDROOM 1 3.0 X 3.0M 9'8" X 9'8"
- 7. DRESSING ROOM 3.0 X 1.3M 9'8" X 4'3"
- 8. ENSUITE 3.0 X 1.7M 9'8" X 5'6"
- 9. BEDROOM 2 3.0 X 2.9M 9'8" X 9'5"
- 10. BATHROOM 3.0 X 1.8M 9'8" X 5'9"
- 11. STUDY 3.0 X 1.7M 9'8" X 5'6"

- 12. BEDROOM 3 3.7 X 4.9M 12'1" X 16'1"
- 13. ENSUITE 2.5 X 1.7M 8'2" X 5'6"
- 14. BEDROOM 4 3.1 X 3.9M 10'2" X 12'8"

Beeston Park
 TARPORLEY, CHESHIRE

*All layouts are indicative



TIVERTON

5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE

The Tiverton is an exceptional five-bedroom detached home set over three storeys, offering a luxurious and flexible layout. Designed with both family living and entertaining in mind, it features a generous open-plan kitchen, dining and family area that opens onto beautifully landscaped gardens. A separate lounge, study and utility room provide additional space, while the large master bedroom with en-suite adds a touch of luxury. This home offers the perfect balance of comfort, style and practicality.

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
- Two 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 10





TIVERTON

2236 SQFT | 5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE



GROUND FLOOR

1.	KITCHEN/DINING	9.0 X 5.6M	29'5" 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	3.1 X 4.7M	10'2" X 15'4"



FIRST FLOOR

6.	BEDROOM 1	3.2 X 3.5M	10'5" X 11'5"
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	3.1 X 4.9M	10'2" X 16'1"
11.	BEDROOM 3	3.4 X 2.9M	11'2" X 9'5"



SECOND FLOOR

12.	BEDROOM 4	3.4 X 3.5M	11'2" X 11'5"
13.	ENSUITE	3.4 X 1.6M	11'2" X 5'2"
14.	BEDROOM 5	2.9 X 5.1M	9'5" X 16'7"



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, two ensuites 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
- Two 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 4.9M 14'4" X 16'1"
- 11. BEDROOM 3 3.4 X 2.8M 11'2" X 9'2"



SECOND FLOOR

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



WICK

5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE

The Wick is a beautifully designed five-bedroom detached home set across three storeys, offering exceptionally generous living space. It features a spacious open-plan kitchen, dining and family area that opens onto landscaped gardens, alongside a separate lounge, study and utility room. Five double bedrooms, two en-suites and a luxury family bathroom make this home a true retreat. The layout allows for larger living areas and bedrooms, delivering a luxurious and flexible space 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
- Two 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 2





WICK

2269 SQFT | 5 BEDROOM | DETACHED | DETACHED DOUBLE GARAGE



GROUND FLOOR

- | | | |
|-------------------|------------|---------------|
| 1. KITCHEN/DINING | 9.0 X 5.6M | 29'5" 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 | 3.1 X 4.7M | 10'2" X 15'4" |



FIRST FLOOR

- | | | |
|------------------|------------|---------------|
| 6. BEDROOM 1 | 3.2 X 3.5M | 10'5" X 11'5" |
| 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 | 3.1 X 4.9M | 10'2" X 16'1" |
| 11. BEDROOM 3 | 3.4 X 2.9M | 11'2" X 9'5" |



SECOND FLOOR

- | | | |
|---------------|------------|---------------|
| 12. BEDROOM 4 | 3.4 X 3.5M | 11'2" X 11'5" |
| 13. ENSUITE | 3.4 X 1.6M | 11'2" X 5'2" |
| 14. BEDROOM 5 | 2.9 X 5.1M | 9'5" X 16'7" |

Beeston Park
TARPORLEY, CHESHIRE

*All layouts are indicative



KENMORE

5 BEDROOM | DETACHED | INTEGRAL DOUBLE GARAGE

The Kenmore is a striking five-bedroom detached home set across three storeys, with a distinctive mock-Tudor exterior and an integral double garage. Inside, the thoughtfully planned layout features an open-plan kitchen, dining and family area with sliding doors leading to landscaped gardens - ideal for everyday life and entertaining. A separate lounge, study and utility room provide versatility, while two en-suite bedrooms offer comfort and privacy. The entire top floor is dedicated to a private suite with its own en-suite, creating a peaceful retreat.

IN BRIEF

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

AVAILABLE AT

Plot 5





KENMORE

2377 SQFT | 5 BEDROOM | DETACHED | INTEGRAL GARAGE



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

1. KITCHEN/DINING	9.1 X 6.3M	29'9" X 20'7"	7. BEDROOM 1	4.8 X 3.5M	15'7" X 11'5"	13. BEDROOM 5	4.9 X 3.5M	16'1" X 11'5"
2. UTILITY	1.7 X 1.8M	5'6" X 5'9"	8. BEDROOM 2	3.5 X 3.1M	11'5" X 10'2"	14. ENSUITE	1.3 X 2.7M	4'3" X 5'6"
3. LIVING ROOM	3.5 X 3.1M	11'5" X 10'2"	9. BEDROOM 3	3.4 X 3.0M	11'2" X 9'8"			
4. WC	2.5 X 1.0M	8'2" X 3'2"	10. BATHROOM	2.5 X 2.4M	8'2" X 7'9"			
5. STUDY	2.5 X 1.8M	8'2" X 5'9"	11. BEDROOM 4	3.3 X 6.4M	10'8" X 21'			
6. GARAGE	5.4 X 5.4M	17'7" X 17'7"	12. ENSUITE	1.7 X 1.7M	5'8" X 5'8"			

Beeston Park
TARPORLEY, CHESHIRE

*All layouts are indicative



Beeston Park

TARPORLEY, CHESHIRE



Beeston Park

TARPORLEY, CHESHIRE

The Idyllic Location

C W 6 9 N W

With quick access to Chester, Manchester, and Liverpool, Tarporley offers the perfect blend of countryside charm and city connectivity.

Where heritage meets modern living.

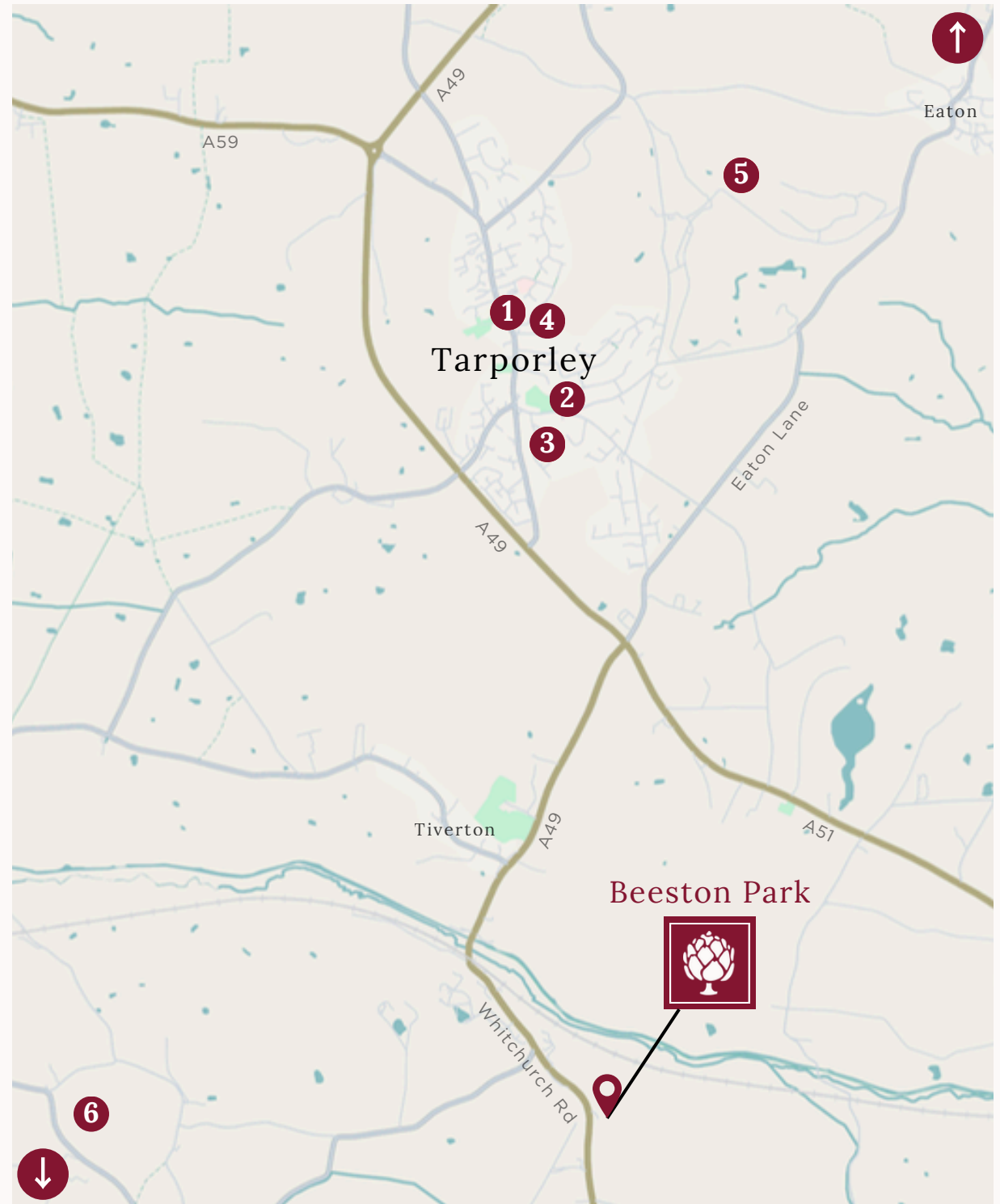
The breathtaking Sandstone Trail invites locals and visitors alike to immerse themselves in nature, with Beeston Castle offering a historic highlight along the way. In the heart of the village, Tarporley's High Street is lined with independent boutiques, cafés, and galleries. Enjoy coffee at No. 6 Tea Room, discover one-of-a-kind finds at Elegance or The Copper Tree Gallery, or simply admire the charming architecture, including historic landmarks like The Manor House. For leisurely days out, attractions such as the Cheshire Ice Cream Farm and the Shire Horse Centre are just a short drive away.

ON YOUR DOORSTEP:

1. Tarporley High Street
2. Tarporley C of E Primary School
3. Tarporley High School
4. The Manor House
5. Golf at Macdonald Portal Hotel, Golf & Spa
6. Beeston Castle

↑ The Hollies Farm Shop, Reclaimed World, Shire Horse Centre & more.

↓ Sandstone Trail, Cheshire Ice Cream Farm, The Pheasant Inn & more





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We design houses that are redefining homes in Britain.

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Our approach is defined by an unwavering commitment to quality and design excellence. By integrating innovative technology, fine materials, and traditional building techniques, we ensure that each property is not only aesthetically striking but also built to stand the test of time.

Tabley Homes partners with industry-leading architects, consultants, and suppliers to uphold the highest standards at every stage of development. Our vision is to create distinguished homes that offer individuality, sophistication, and a superior living experience.





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