



15 Colstone Close

WILMSLOW, CHESHIRE, SK9 2TF

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Cheshire Prestige Property Expert



15 Colstone Close

Offers Over £650,000

Discreetly tucked away at the end of a peaceful cul-de-sac on the prestigious Bollin Park Estate, this beautifully presented four-bedroom detached home offers elegant, contemporary living with an excellent layout for modern family life.



*To see video, legal pack and
more information scan QR code*



Set within the exclusive Bollin Park Estate, this elegant detached home offers a wonderful balance of style, comfort and practicality. Built by David Wilson Homes in 2017, it is perfectly placed for those seeking peaceful residential living with excellent access to Wilmslow's schools, shops and transport links.

Property at a glance

Detached and light filled

Spacious throughout

4 Double bedrooms

1 Bathroom, 1 Ensuite, 1 WC

Cosy lounge

Driveway and Garage

Desirable location

Kitchen, living & dining space

Utility room

EPC Rating – B













Once inside, you are greeted by a welcoming hallway with a cloakroom and downstairs WC. The hallway and kitchen area are finished with contemporary tiling, adding a sense of flow and continuity throughout the ground floor.

To the front of the house is a spacious living room with two windows, including a lovely bay window that fills the room with natural light. It is a calm and inviting space for relaxed evenings in and also benefits from a large built-in storage cupboard, perfect for keeping everyday essentials neatly tucked away.

To the rear, the open plan kitchen, dining and family area forms the true heart of the home. This light-filled space opens directly onto the garden through French doors, creating a wonderful setting for both everyday family life and entertaining.

The kitchen itself is beautifully designed and fitted with a high-quality Nolte kitchen. It features sleek cabinetry, quartz worktops and a range of integrated appliances including a fridge freezer, double oven, induction hob, wine cooler and dishwasher. It combines practicality with a sense of understated luxury, ideal for hosting friends. Off the kitchen there is a separate utility room providing additional storage and laundry space for a washing machine and tumble drier.



“This elegant home has such a lovely feel to it throughout”

First Floor

Upstairs there are four generous double bedrooms. The master bedroom is light filled with two windows, fitted wardrobes and a stylish en-suite shower room. The second bedroom is another spacious double with a large fitted wardrobe. The third bedroom features a fitted mirrored wardrobe and offers ample space for a double bed. The fourth bedroom is currently set up as a spare room and study, making it ideal for home working or welcoming guests. All bedrooms are well proportioned and spacious.

The family bathroom is beautifully finished, featuring a spacious four-piece suite with bath, shower, WC and basin with vanity storage below. A mirrored wall enhances the sense of space and light, creating a serene environment to unwind.

Throughout the property, solid timber doors add a sense of quality and craftsmanship to every room.

"This home is truly spacious throughout. It's quite rare to find a home where there is no 'box' room and all of the spaces are well proportioned. It has been designed with thought and care and kept in wonderful condition since it was built in 2017!"











The Seller's View

“This has been a great family home for over 7 years. Watching my children grow and enjoying the safety of the local area has been an amazing experience. I hope the next owners enjoy the house as much as we have.

My favourite room is the kitchen, dining living area. I have loved having the French doors opening out to the garden, great in the summer time with kids out playing in the paddling pool or on the slide and swings”



“My Favourite Room – The Kitchen”

The Gardens

Outside, the home enjoys a private, manicured rear garden bordered by mature Photinia Red Robins, creating a lovely sense of privacy and greenery. There are two paved patio areas providing distinct zones for dining and seating, ideal for entertaining or relaxing outdoors. The lawn area is neatly maintained and framed by tidy borders, offering a safe and inviting space to enjoy.

To the front, a block-paved driveway provides ample off-road parking and access to the garage, which is fitted with an electric door and can also be reached via a side door. The garage offers excellent storage and the potential for conversion, subject to the necessary planning permissions as does the sizeable attic space.

To the front of the property there is a good sized driveway for 2-3 cars and garage. The front looks out on to leafy hedgerow with no neighbours opposite which adds to the feel of privacy. There is the potential to add a charge port for an electric car in the garage.









Bollin Park Estate

One of the many highlights of living here is Browns Lane Park, located right on the estate. It's a lovely green space with an accessible children's playground, making it a real hub for local residents and a safe, fun spot for little ones to play after school or at the weekend.

The neighbourhood itself has a strong sense of community, supported by an active estate WhatsApp group, where neighbours share updates, recommendations, and look out for one another. It's a welcoming and inclusive place to live, with a friendly, family-orientated atmosphere.

You're also just moments from the beautiful Wilmslow Park, with leafy walking routes and river trails, while Wilmslow town centre and the train station are close by. The Goyt Valley is easily accessible from Bollin Park for the keen cyclist.

Amenities/Distances

Town Centre 1.3 miles

Primary Schools 1.4 miles

Wilmslow High School 1.7 miles

Train Station 1.3 miles

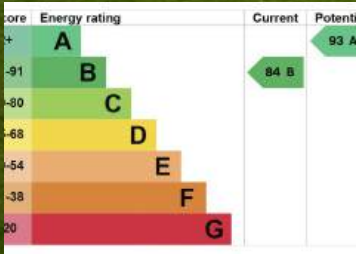
Motorway links (M60) 3.6 miles

Airport 5.2 miles

Manchester City 12.5miles

Manchester University University 10 miles

Manchester Royal Infirmary 11 miles





About the Area

Wilmslow

Nestled in the heart of Cheshire, Wilmslow is one of the North West's most desirable towns; a beautiful blend of countryside charm and modern living. Surrounded by leafy walks, stylish cafés, and independent shops, it has that rare mix of being both peaceful and full of life.

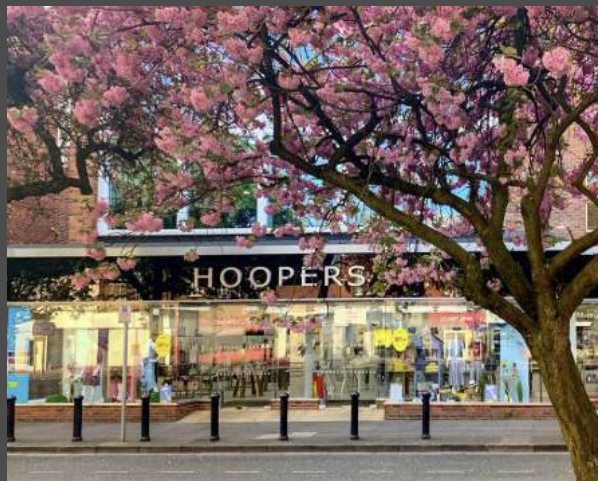
There's so much to love here, whether it's a morning coffee on the high street, a stroll along the River Bollin, or a quick train ride into Manchester or even London. You've got top-rated schools, cosy pubs, and some of Cheshire's best dining spots all within easy reach.

It's a small suburban town that offers an exceptional lifestyle, somewhere that really feels like home, while still having everything you need right on your doorstep.

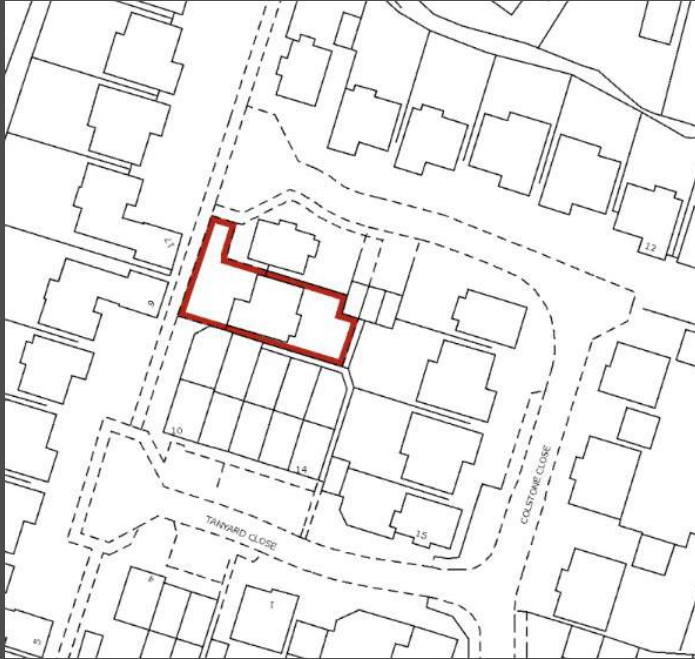


Cheshire

Cheshire is one of England's most picturesque counties, full of open countryside, peaceful canals, and chocolate-box villages. There's a timeless quality to it, with historic estates, charming farm shops, and a slower pace of life that's hard to resist. What makes this part of Cheshire even more special is its location... just over the border from Greater Manchester. You get all the benefits of rural living with the city close by which is perfect for commuters, families, or anyone who wants a bit more space without feeling cut off from the rest of the world.



Plot Size: 0.35 Acres 1,415.00 sq.m



12,000
mortgages
from over
90 lenders

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"From the moment Katie arrived to carry out the market appraisal, I felt completely at ease. She was incredibly friendly and approachable, yet clearly knowledgeable and professional. It was obvious she had done her homework – the appraisal was thorough, well thought out, and tailored to my property and goals. She offered a range of smart suggestions to help increase the value of my home and gave me several creative marketing strategies to ensure it stood out and attracted the right buyers. I left the meeting feeling informed, confident, and excited about the next steps. Highly recommend!"



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