

— THE MILLER METCALFE —

Collection

CHESHIRE

Issue 8 | September 2020

WHY LIVE IN *Cheshire!*

Cheshire is home to many stunning open landscapes and rich history, proving to be one of the most desirable places to live - page 35.

Upgrading Your Home

Keeping Up With The Trends This Autumn

Many of us have spent months staring at the same rooms throughout lockdown, so now would be the perfect time to have a little home refresh getting us ready for the Autumn months - page 13.

House Prices AT 16-YEAR HIGH!

House prices across the North West have hit a 16-year high with enquiries, sales and new instructions all continuing to rise - page 21.

With you every step of the way!

Welcome

TO THE COLLECTION

Hello and welcome to the eighth edition of 'The Collection', our Autumn Cheshire issue. Featuring an array of some of the most beautiful properties Miller Metcalfe have on the market in Cheshire right now. Plus local recipes and activities.

Firstly, we want to thank you for taking the time to read our magazine. We have put a lot of love and hard work into the creation of The Collection and we hope you love it as much as we do.

We have created The Collection to give our clients a little something extra. We are not just here to sell homes; our goal is to be your one stop shop for all things property. We pride ourselves on the exceptional level of service we provide our clients. So, whether you are buying, selling or simply just curious about property, we are the experts you can trust to get you moving.

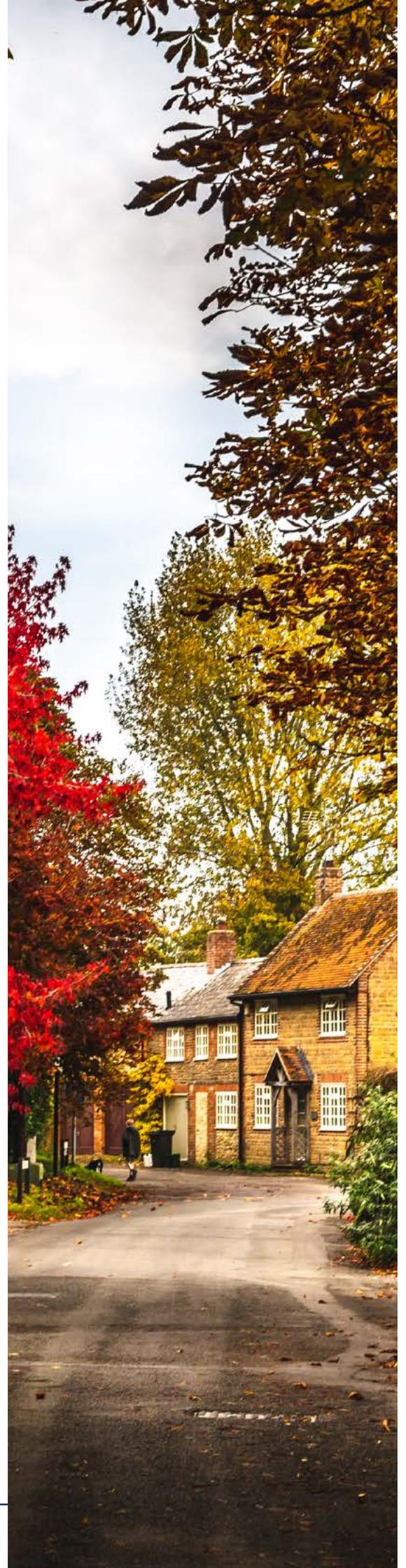
The Collection is more than just a property magazine. We created this magazine as a way of offering helpful advice, hints and tips, property market updates and the latest interior design trends all in one place. As well as all this, we wanted to find new, innovative ways of advertising our properties and giving our vendors another platform to maximise the exposure of their home.

We are proud to offer our clients an unrivalled platform to showcase their property with The Collection magazine, along with our website millermetcalf.co.uk which receives an average of over 5,000 views per day*, premium listings on Rightmove, professional photography as standard, our social media presence and advertising on over 35 property portals.

We hope you will enjoy the experience of reading 'The Cheshire Collection'.

If you love 'The Collection' as much as we do and want to keep updated on our next edition, you can subscribe via our website.

*Website visits taken from google analytics for millermetcalf.co.uk.





EXPLORE THE
Collection

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EXPLORE THE
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THE GREATEST
THREAT TO OUR

Planet

IS THE BELIEF THAT SOMEONE ELSE WILL

save it!

Miller Metcalfe for Life Beyond our Backyard

Our customers are at the centre of everything we do. We are passionate and dedicated to providing customer excellence at every step of your journey!

We are proud of the outstanding way in which we invest and engage with our people. As a result, our team are driven and focused on providing customers inside and out with an outstanding Miller Metcalfe experience.

OUR WIDER WORLD VALUES

Our ethos and what is important to us as a business goes beyond the service we provide and our local community.

Miller Metcalfe supports sustainability and worldwide environmental and wildlife charities.

At Miller Metcalfe we believe it is crucial to protect and preserve our global home.

We have a responsibility to our world, to preserve and maintain our habitat and live in harmony with our environment.

It is of paramount importance to understand what we can do locally to make an impact globally.

It's our world
Like it, Live it, Love it



WELCOME TO

Cheshire



Cheshire is a county in North West England, known for its rural villages of half-timber and local red sandstone buildings and for its Industrial Revolution heritage, with links to neighbouring Manchester and Liverpool.



BROSELEY LANE, KENYON

PRICE

£1,800,000



Ideal development/investment opportunity. Leigh Hall is a stunning residence located adjacent and overlooking the prestigious Leigh Golf Club, within the popular semi-rural village of Culcheth, Cheshire. With its horseshoe driveway this imposing property stands in its own grounds and offers nine bedrooms, four reception rooms, three bathrooms, cloakroom, kitchen, utility and a cellar. Within the grounds of the property there is an additional Coach House with annexe style area above, providing scope for additional living space/annexe/dual-generational living. We feel the property would make a desirable spa/hotel because of the location and position or could be converted in to stunning apartments. This fine home has been lovingly updated and maintained by its current owners yet still retains many period features such as high ceilings, ornate coving, original fireplaces and a super stained glass window dating back to 1906. To arrange a viewing please call our Culcheth office.





GLAZEBROOK LANE

GLAZEBROOK

 2
 4

PRICE
£1,800,000

****LOOKING FOR A PROPERTY WITH EXTENSIVE EQUESTRIAN FACILITIES THEN LOOK NO FURTHER**** A very rare opportunity to purchase a unique, four-bedroom detached property, accessed via a private lane and set within a 23 acre plot, ideally located less than three and a half miles from Warburton Bridge, which provides access to much of Cheshire. The downstairs living accommodation comprises of an entrance hallway, spacious lounge, open-plan modern fitted kitchen with dining area and utility room, two downstairs bedrooms, one with a dressing area and a family bathroom. To the first floor there are two further spacious bedrooms, one which benefits from an en-suite shower room, with the added benefit of underfloor heating throughout the property. Externally the property offers gardens to three sides, a paved patio area and substantial parking for a multitude of various types of vehicle. The Equestrian facilities include 30 stables, an indoor arena and an outdoor manege, various paddocks, tack room, an on site outbuilding equipped with a kitchen and wc facilities. It is also worth noting, that the current Vendors run a riding school from the premises. In addition there are kennels, numerous workshops, sheds and outbuildings, providing substantial storage facilities. The property is accessed via a gated private road, meaning that all viewings need to be arranged in advance and accompanied by Miller Metcalfe.



OUR TOP 5

Cheshire Walks



SOME OF THE MOST STUNNING VIEWS IN THE COUNTRY ARE RIGHT ON YOUR DOORSTEP. WHY NOT VENTURE OUT THIS AUTUMN ON OUR TOP 5 WALKS IN CHESHIRE!



THURSTASTON AND IRBY

Absorb the spectacular views of the Wirral peninsula on a circular walk around the outskirts of Irby and the edge of Thurstaston Common.

At just 90m above sea level, it presents some of the best views Wirral has to offer. From the summit of Thurstaston hill where you can take in incredible views from the Liverpool skyline, the Welsh hills over River Dee, the Irish sea coast, Snowdonia, the Pennine hills and even the incredible Lake District.



RUNCORN HILL

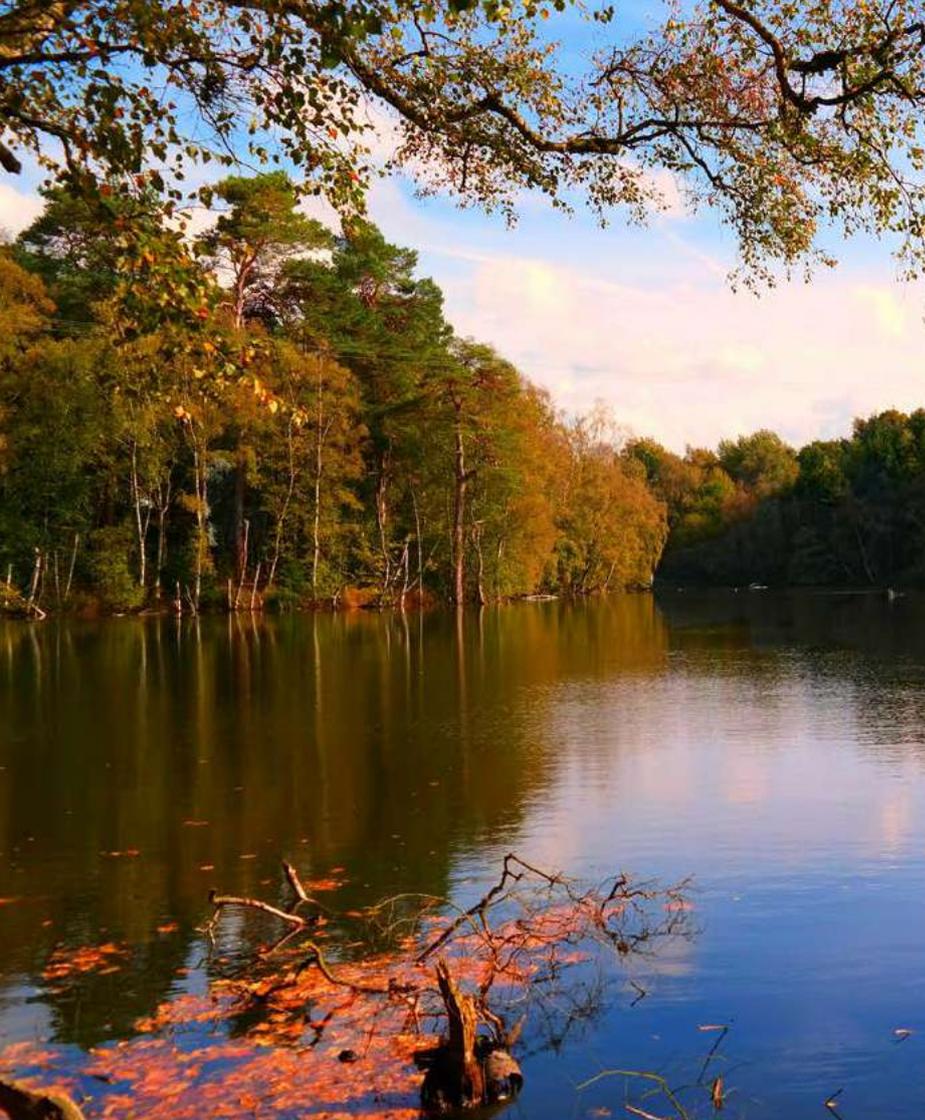
Looking for an urban walk? Runcorn Hill is not only a winner of the coveted green flag award, it offers a stunning picturesque landscape, where areas of low-land heath merge into shady woodlands.

Runcorn Hill boasts incredible views of the Mersey Estuary, quarry, orienteering trails and is North Cheshire's largest surviving stretch of Heathland, which is home to a wealth of wildlife.



THE GRITSTONE TRAIL

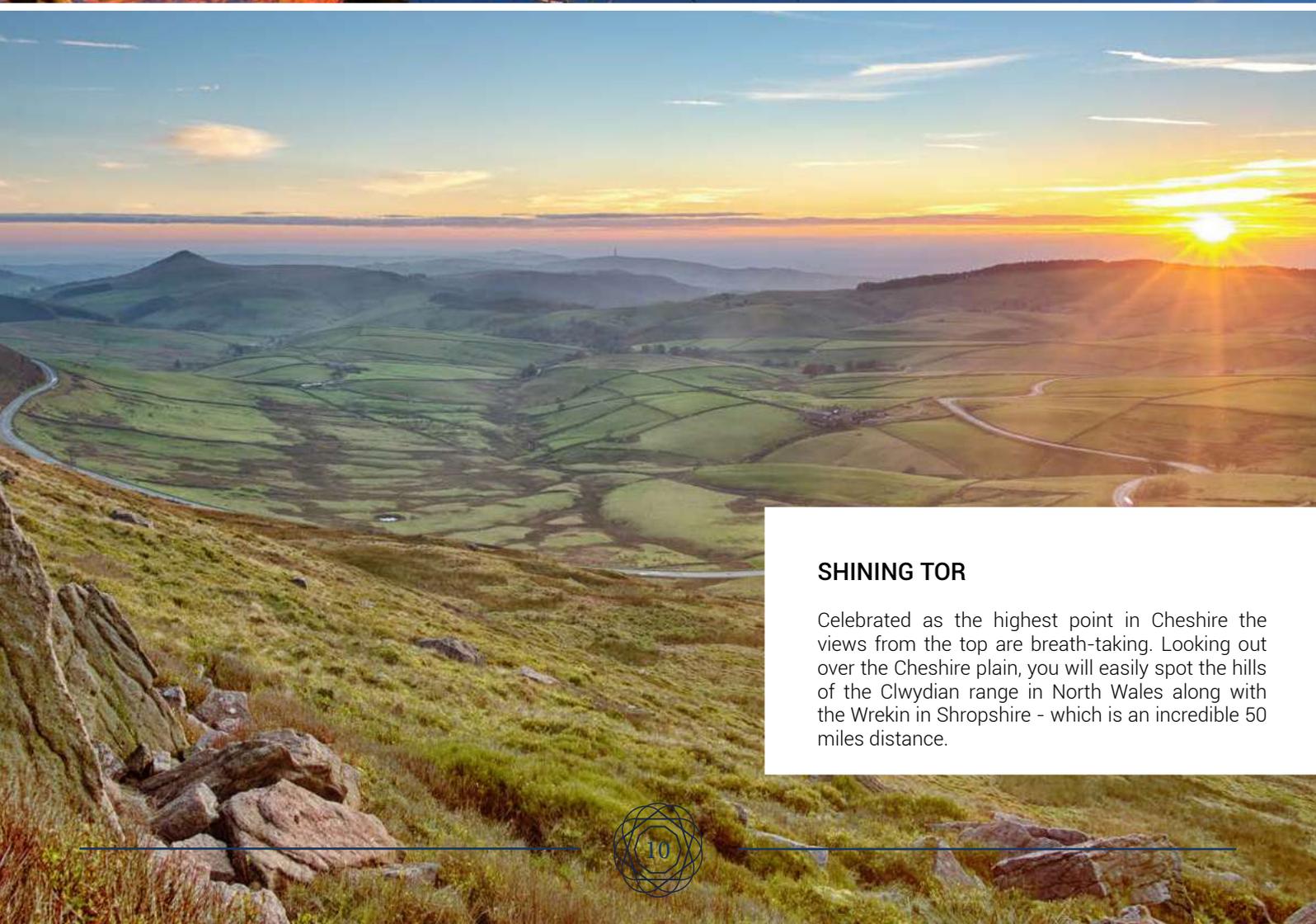
Want to explore the historic towns of Cheshire? The Gritstone Trail is famous for its incredible views over the Cheshire Plain, Welsh hills and the spires of Liverpool's Cathedrals. Located on the edge of the Peak District, it gives you the opportunity to explore some of Cheshire's beautiful picturesque towns and villages including Bollington, Congleton, Wilmslow and Macclesfield.



DELAMERE FOREST

Delamere Forest; renowned for its picturesque scenes, is the perfect walk for the entire family to enjoy. Spanning more than 950 hectares, it is known as the largest woodland in the county.

Described as a sanctuary for wildlife, Delamere Forest is Cheshire's largest area of woodland, including the stunning small tortoiseshell butterfly, white faced darter dragonfly, greater spotted woodpecker, siskin and southern hawker dragonfly. Aside from the incredible wildlife, it boasts fabulous cycling trails, a café and a picnic area giving the whole family something to enjoy.



SHINING TOR

Celebrated as the highest point in Cheshire the views from the top are breath-taking. Looking out over the Cheshire plain, you will easily spot the hills of the Clwydian range in North Wales along with the Wrekin in Shropshire - which is an incredible 50 miles distance.

**CHOOSE AN AGENT
WHO GUIDES YOU**
*every step
of the way*





Thinking of selling?

**WE'RE OFFERING VIRTUAL
AND HOME VISIT VALUATIONS**

Wherever you are going on your journey, we are with you every step towards your dream. Due to the recent outbreak of COVID-19, we are now giving you the option of home visit or virtual valuations, avoiding any delay in getting your property sold.



No1 Agent
For Sales &
Listings



Instant
Property
Matches



Dedicated
Customer Care
Team



Over 125
Years
Experience



Advertise on
over 35 Property
Portals

BOOK YOUR VIRTUAL OR HOME VISIT VALUATION

54,000+

PROSPECTIVE BUYERS
ON OUR DATABASE

100,000+

WEBSITE VISITS
PER MONTH

8,000+

FOLLOWERS ON
SOCIAL MEDIA



KEEPING UP WITH THE TRENDS &
Upgrading Your Home
THIS AUTUMN



Making the most of the remainder of 2020 after a Spring and Summer none of us were expecting is important. What better way than to start with the very place you have spent the majority of your time? Your humble abode, your home.

Many of us have spent months staring at the same rooms for months, so now would be the perfect time to have a little home refresh, getting us ready for the Autumn.

HANDCRAFTED

During the lockdown period many people threw themselves into the world of arts and crafts, with some even building home grown businesses, selling the pieces they have created. Try popping into a local store or checking online for local small new start-up businesses for hand crafted pieces to add to your home.

If you've done the same, then why not display it? Painted a picture? Buy a wall frame. Made your own vase? Buy some flowers!

PRETTY IN PINK

Pink has become and remained a popular decorative choice across many households. Paired with greys, greens and deep navy blues, it transforms any room into a stunning sanctuary. Introducing hints of pink to neutral hue interiors not only adds a pop of colour but gives your space a lovely rosy glow, perfect for the autumn nights.

WALNUT

Walnut is prized for its plush, rich and welcoming tones, with the adaptability and unique patterns of the grain, incorporating the shade into your hardwood flooring and furniture from chairs, coffee tables to beds and accessories is set to become even more popular this autumn.

WORKSTATIONS

The COVID-19 pandemic has influenced all aspects of our lives, with working from home becoming a new permanent way of life for many.

Incorporating beautiful warm, comfortable furniture into your workspace is a must this autumn to help you feel both relaxed and productive. Functional storage options are also key to keep your workstation looking good as well as efficient. Go for storage options that not only keep your documents neat and organised but also act as a shelf to display your cherished items, or maybe a stool that also acts as both a table and something you can stretch your legs out on!

CREATE AN AUTUMNAL DISPLAY

What better way to be on trend this coming autumn than putting together an autumn display? The ultimate autumn vegetable, pumpkin, is not just for Halloween. Pairing them with storm lanterns, candles, woodland foliage and display pumpkins (which can be used year after year) all work great to create a fun, on trend autumn display in your home!





COMMON LANE CULCHETH

PRICE
£1,000,000



Situated set back from the road on one of Culcheth's sought after lanes, this beautiful property offers an abundance of space and character, with charming period features, making it a truly individual property. There is also the potential for someone to update the property to create somewhere presented to their own specific taste. This charming family home lies on a substantial mature plot of approximately half an acre in size. Located within 3/4 of a mile from Culcheth centre and within the catchment area of the village's Primary and Secondary schools. Viewings are strongly advised in order to fully appreciate the full potential of this property and to avoid disappointment.



[CLICK HERE TO WATCH
OUR MEDIA TOUR](#)



HOB HEY LANE CULCHETH

 4
 5

PRICE
£1,000,000

A fantastic opportunity to purchase a modern detached family property, built within the last 3 years and still covered under the NHBC certificate. Situated within a private gated development of just three properties and located on the prestigious Hob Hey Lane in Culcheth. This most impressive property is built over three floors. The entrance leads into a hallway with feature glass balustrade, guest wc, a bright and spacious open plan living area with modern fitted kitchen and dining area, bi-folding doors provides rear external views and a utility room. Leading off this area is the lounge, with an additional reception room on this floor, which is currently used as a spacious study. There are three bedrooms to the first floor, the Master bedroom benefits from a spacious en suite bathroom with the other two bedrooms on this floor having en suite shower rooms. The second floor provides two further bedrooms and a shower room. Externally, the property has a tarmac drive, leading to a block paved frontage for parking and an integral single garage, whilst to the side is a paved patio, with an Astro-turf garden for easy maintenance located at the rear. The property also benefits from CCTV, high tech lighting and Sky Q systems. This beautiful family home really must be viewed in order to fully appreciate the quality and size of the accommodation on offer.

 [CLICK HERE TO WATCH OUR MEDIA TOUR](#)



4 EASY WAYS TO HAVE A *Sustainable Autumn*

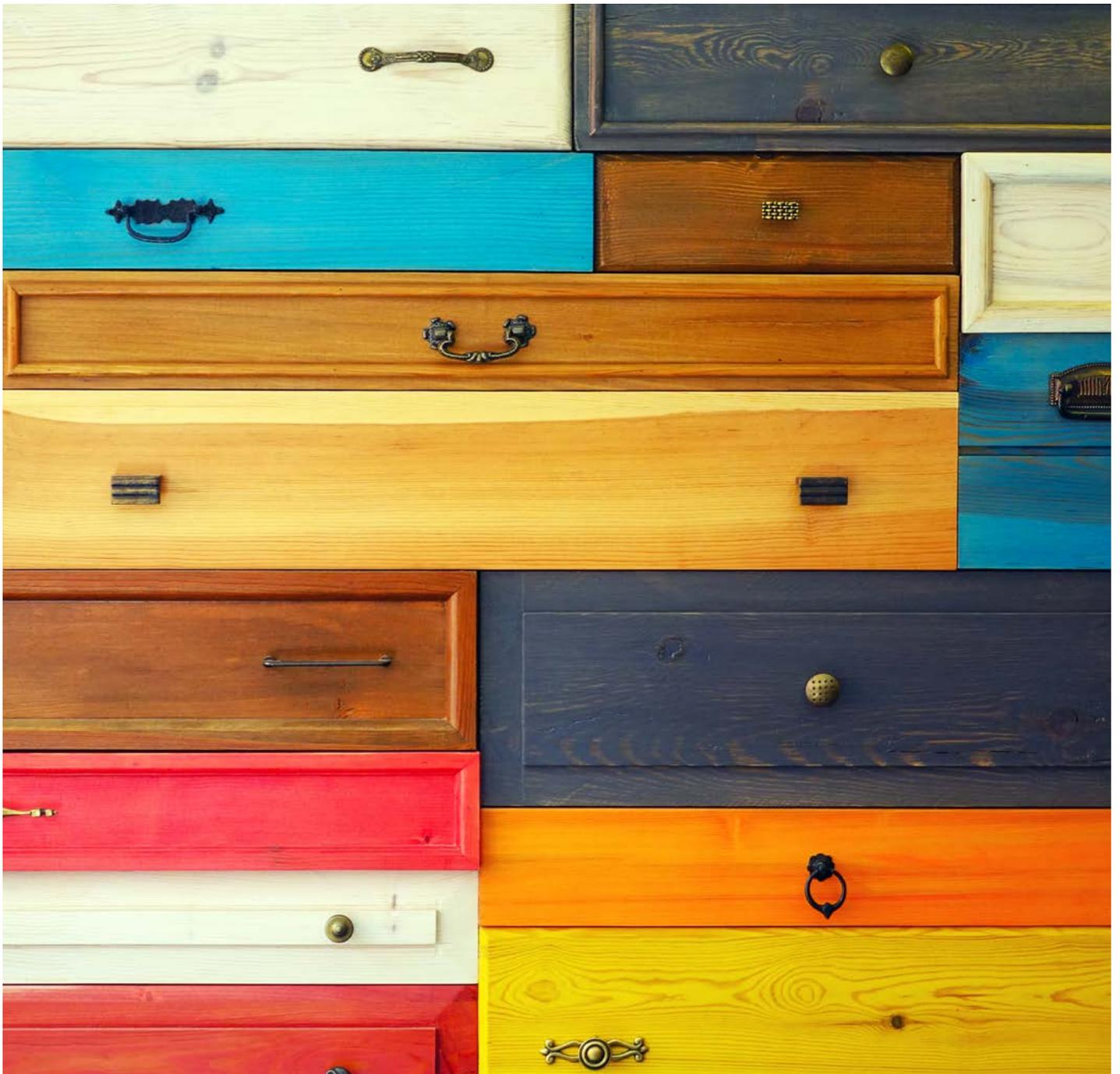


1. DRIVE LESS/GO ELECTRIC

A great way to be more sustainable this season is to cut back on driving. Walking and cycling is a great way to reduce your carbon footprint, particularly for those short trips that do not require a vehicle. With the current COVID-19 lockdown, more people are staying home more often, making a simple walk a luxury. Why not integrate this into your lifestyle?

2. DITCH THE DRYER

Did you know that dryers use a substantial amount of energy? Try switching to an indoor drying rack or making the most of outdoor washing lines if it's a dry autumn day. Where a dryer is a necessity, reduce the amount of energy it uses by removing any excess water, untangling clothes before putting them into the dryer and always dry a full load rather than small piles regularly.



3. REPURPOSE OLD FURNITURE

Upcycling is a great and often overlooked way to be sustainable. Not only does it give a new lease of life to old furniture, it saves money and prevents it being hurled into landfills, and of course is a great way to pass the time.

4. DITCH THE TOXIC PAINTS

Switching to eco-friendly products not only has a huge positive impact on the planet, but also on one's overall health. When it comes to home DIY, non-toxic paint is a great alternative, not only is it just like your normal paint, it is free from harmful plastics, toxins and chemicals.





BROSELEY AVENUE

CULCHETH

PRICE
£950,000

 3
 4

A fantastic opportunity to purchase a unique, character detached property, located on one of Culcheth's most prestigious and sought after roads. This property was built circa 1850 with well-proportioned interior, ideal for modern family living and is situated next to the golf course. The accommodation has the benefit of being situated on a gated and a large private plot and briefly comprises:- good size entrance hallway, downstairs wc, lounge, dining room, play/games room, study and a breathtaking spacious orangery style kitchen to the ground floor. To the first floor there are four bedrooms, two with en-suite facilities and a family bathroom. Externally a driveway provides off road parking for several vehicles to the front, along with an integrated double garage with electric door, and remote control operated electric iron gates to the front of the property. Enclosed gardens to the front and side of the property. Viewings are strictly by appointment only and strongly advised in order to avoid disappointment.



 [CLICK HERE TO WATCH OUR MEDIA TOUR](#)



HOB HEY LANE CULCHETH



2

4

PRICE

£900,000

The Oaks, situated on one of Culcheth's most sought-after roads is an individual detached family home, offering beautifully presented and spacious accommodation. The property has been extended and re-configured by the current owner and sits on a sizeable plot with stunning landscaped gardens planted with mature shrubs and trees. The accommodation briefly comprises:- Reception hallway, lounge, sitting room, open-plan kitchen, dining area and sitting area, utility room, study, downstairs wc and conservatory to the ground floor. To the first floor there is a master bedroom with dressing area and an en-suite shower room, three further double bedrooms and a family bathroom. Early viewings are essential to avoid disappointment and to appreciate the space on offer and the high standard of presentation.



[CLICK HERE TO WATCH
OUR MEDIA TOUR](#)



PROPERTY NEWS:

North West House Prices

HIT A 16 YEAR HIGH



HOUSE PRICES ACROSS THE NORTH WEST HAVE HIT A 16-YEAR HIGH WITH ENQUIRIES, SALES AND NEW INSTRUCTIONS ALL CONTINUING TO RISE.

With property enquiries, sales and new instructions on a continual rise and many people appear to be taking advantage of the stamp duty holiday, The Royal Institution of Chartered Surveyors (RICS) UK Residential Market Survey for August stated that there had been a "sharp acceleration" in house price inflation in the North West, with a whopping 73% of its member respondents reporting a surge in house prices, making it the strongest reading since April 2004.

HOMES SELLING WITHIN WEEKS HITS AN ALL TIME HIGH

If you are thinking about putting your property on the market, there has never been a better time to sell. Rightmove data analysts have also found that more properties are securing buyers and having offers accepted within a week than any other point over the past decade. The stamp duty holiday is largely to thank for this, along with the huge pent up demand from buyers after spending months in lockdown.

Rightmove's property expert Miles Shippside stated "not only are more properties selling in the current market than at any time over the past ten years, many sellers are finding that the demands for homes following lockdown and the rush to beat the stamp duty deadline means they are achieving a quicker sale"

CHANGES IN BUYERS' PRIORITIES

To get the most out of the increased demand, homeowners must adapt to a change in buyer needs. Britons are now searching for different things since the coronavirus pandemic left everyone in lockdown.

Property experts have found more people searching for properties with a garden and office space. Richard Donnell, director of research and insight at Zoopla comments that buyers are now, more than ever willing to commute into the city. Life in lockdown has changed many people's priorities. Whilst living in the centre of the capital may have once been the desirable choice, the lack of outside space, as well as internal space, will have led many to rethink their current situations.

RICS survey data also found a consistent change amongst buyers and sellers wants and needs in the wake of the pandemic, with large outdoor space becoming an increasingly popular choice.



DO YOU KNOW THE *value of your property?*

A comprehensive property valuation will provide you with expert insight about the current value of your home.

But, did you know that getting a valuation can also help you in a variety of other ways?

RE-MORTGAGING

An updated valuation can help you to calculate your loan-to-value (LTV) ratio if you are thinking of refinancing.

RELEASE EQUITY

It can help you to understand how much equity you could release for renovations or purchasing another property.

INVESTMENT

We can offer insights into how to maximise your returns in the long and short term.

So, whether you're thinking of selling now, or you're just curious to know the value of your property, we offer expert, impartial and friendly advice.

[GET YOUR INSTANT ONLINE VALUATION](#)



Take the first step...

It has never been easier to find out how much your property could be worth.



Step 1

Enter your postcode



Step 2

Enter no. of bedrooms



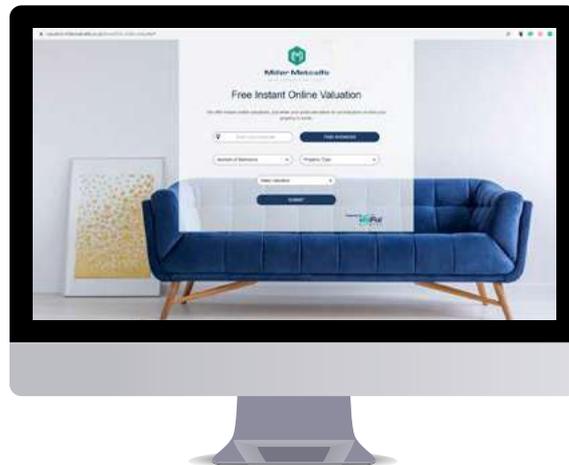
Step 3

Enter your contact details



Step 4

Get your instant quote!



*Takes less than
60 seconds*



GET YOUR INSTANT ONLINE VALUATION



CULCHETH HALL DRIVE

CULCHETH

OFFERS IN THE
REGION OF
£795,000



A spacious and welcoming detached family home, located on one of Culcheth's most sought after roads. This property offers an abundance of space, on a substantial plot and is well-situated for the local secondary school and primary schools. The ground floor is entered via a spacious entrance area, with the ground floor accommodation comprising:- Downstairs wc, lounge, study, additional reception room, garden room, kitchen and utility room. To the first floor there are four bedrooms, the Master benefiting from an en-suite bathroom and a family bathroom. Viewings are essential to fully appreciate this beautiful family home and the space which is on offer.



 [CLICK HERE TO WATCH OUR MEDIA TOUR](#)



Miller Metcalfe
P R E S T I G E

*Matching people &
property since 1891*



Miller Metcalfe P R E S T I G E

Welcome to our Prestige Service

We have over 125 years experience and expertise in the property market and our Prestige team have been specially selected for their passion for service. We guarantee that our team of locally based professionals will exceed your expectations.

We have grown to become a multi-branch enterprise, covering the whole of the North West, whilst maintaining the values and personal service our clients have come to expect. Handling an exclusive property portfolio on behalf of a broad client base, our principal activities involve the sale and purchase of luxury residential homes, across the North West.



Personal
Relationship
Manager



Extensive
Active
Database



Professional
Photography



Feature in
The Collection

FIND OUT MORE

From 'For Sale' to 'Sold'

**PROPERTIES ARE FLYING OFF THE MARKET
RIGHT NOW... YOURS COULD BE NEXT!**

The post lockdown boom has brought with it an abundance of buyers looking for their next dream home, making now one of the best times we have seen to put your property on the market.



Saddlecote
Sold in 6 days!



Embsay Close
Sold in 7 days!



Leander Close
Sold in 8 days!



Austen Drive
Sold in 8 days!



Ryecroft Lane
Sold in 9 days!



Whittingham Drive
Sold in 11 days!



Firfield Grove
Sold in 11 days!



Monton Green
Sold in 11 days!



Drywood Avenue
Sold in 28 days!



Albert Road
Sold in 28 days!



Ellesmere Road
Sold in 33 days!



Victoria Road
Sold in 35 days!

BOOK YOUR VIRTUAL OR HOME VISIT VALUATION



HEATH LANE CROFT

PRICE
£775,000



A unique detached character farm house, in the enviable rural Hamlet of Croft in Cheshire, with breath taking undisturbed views over local farmland & local traditional pubs and fantastic schools within walking distance. This stylish family home is situated on a large plot surrounded by beautiful manicured gardens. The property offers an abundance of space & flexible living and could easily be adapted to provide self contained living space for parents/dependants. In addition to the three spacious reception rooms, the property offers a kitchen, which opens into a garden room, utility room and a study. To the first floor are five double bedrooms, one of which has been converted into a fabulous dressing room, luxury five piece ensuite bathroom and a family bathroom. Externally the property benefits from lawned, landscaped gardens, ample driveway for parking to the rear and a fully equipped converted garage, which is currently used as a gym, but could equally be used as a games room or home office. Viewings are essential in order to fully appreciate the high standard of decor and the amount of space that is on offer.



 [CLICK HERE TO WATCH OUR MEDIA TOUR](#)



SEPHTON AVENUE

CULCHETH

 2
 5

PRICE
£750,000

This impressive detached property, offers fantastic family living space throughout to cater for a growing family. The property occupies a private position on a larger than average plot which is not overlooked enjoying the private aspect. Internally the property reveals a welcoming entrance hall, three reception rooms, cloakroom/wc, bespoke open plan family kitchen/dining/family room and separate utility and storage room to ground floor with a staircase that leads to the separate annexe above the 2 ½ car garage, which would make an ideal teenage suite. To the first floor there are five bedrooms, the master benefiting from an ensuite bathroom and a contemporary family bathroom. Externally the property boasts a patio/barbeque area off the lounge/dining room which leads to the rear garden which is laid mainly to lawn and fully enclosed. There is a further decked patio area, ideal for 'Al Fresco' entertaining.



COPING WITH YOUR *Mental Health* THROUGH THIS PANDEMIC

HOW LOCKDOWN MAY HAVE LEFT YOU FEELING

UNPREPARED

If you have spent most of your days indoors, whether that's working from home, shielding or isolating, you may be worried about returning back to some form of 'normality', uncertain on what has changed from public transport to shops and schools.

ANXIOUS

Areas where lockdown has eased may have left you feeling afraid and worried about an increase in infections or yourself/your loved ones catching the virus. Also, in some areas a local lockdown has been imposed which also may leave you feeling anxious.

ANGRY

You may be left feeling frustrated, whether it's because people aren't following social distancing rules or because of the lockdown restrictions imposed by the government, all of which can take a toll on your mental wellbeing.

CONFUSED

Can I socialise? Can I meet my family? Can I go out? These are just a few of the many questions that you may be asking yourself. It may get particularly confusing when you see people around acting differently to the government-imposed rules.

RELUCTANT/UNMOTIVATED

Whether it's loss of motivation from having the same routine each day or reluctance and hesitation to take the first steps towards getting back to some form of normality.

HOW TO COPE WITH THESE FEELINGS

TALK ABOUT YOUR WORRIES

It is natural to feel worried about the current situation, remember it is OK to share your concerns with those you trust. It may be difficult for you to open up about your feelings, but many people find that sharing their experiences and talking about their feelings can contribute to them feeling better. In doing so you may also help them too. If you feel like you cannot speak to someone close to you there are many helplines available.

EXPRESS YOUR FEELINGS CREATIVELY

Whether it's through painting, drawing, colouring or any other creative activity that helps you, it is worth a try! You may find that it helps you to express how you are feeling or relax.

SELF CARE

Everything from eating regularly and staying hydrated, trying to keep active and getting fresh air are all simple ways to help both your mental and physical wellbeing. Uncertain times like these make it easy to fall into unhealthy behaviour and lifestyle patterns making now an important time to do the things you enjoy. If you are limited to staying indoors there are many online entertainment sources to enjoy. You could even try doing online courses and learning something new.

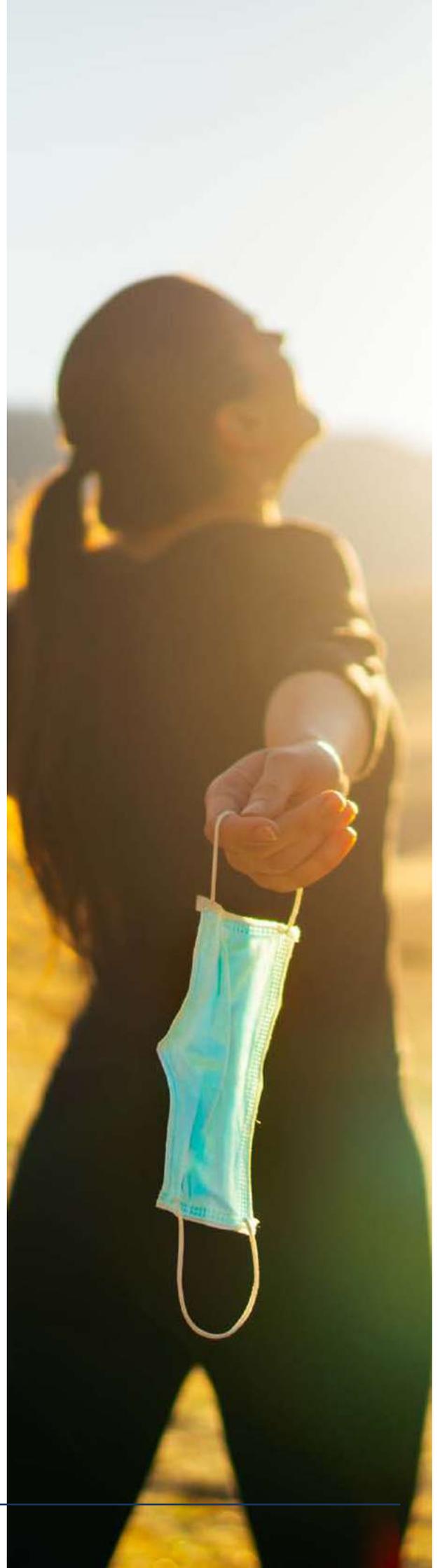
BE CAREFUL WHAT YOU READ

Finding credible sources you can trust such as GOV.UK or the NHS website is vital to ensuring you have access and are reading the correct information. There are many fear mongering forwarded messages or articles that are not fact checked online, so it is best to use trusted sources. Try to limit the time you spend on social media, reading news articles or watching the news. Maybe even set yourself a specific time to read updates.

ASK FOR HELP AND GET SUPPORT

There are many organisations dedicated to helping you, remember there is no shame in asking for help.

[Click here for support from a mental health charity.](#)





Miller Metcalfe

BUSINESS • RETAIL • INDUSTRIAL

SALE OR LET OF COMMERCIAL PREMISES

Miller Metcalfe is a commercial, valuation, development and investment agency and forms part of a large multi-disciplinary property business. The Commercial department is well established across Greater Manchester and Lancashire and ensures optimal service levels and professionalism. Each staff member prides themselves on offering high quality and timely advice. Coupled with a wide scope of consultancy work.

We build a rapport with businesses, councils and property investors throughout the region. As a result, we have gained business both in terms of new property listings and relationship building with purchasers. We are now growing an already successful department throughout the North-West. Based on our reputation for excellence and ensuring that rigorous standards are maintained in all the work we undertake.

The Services we offer include:



Office,
Industrial and
Retail Agency



Land and
Development



Investment



Valuation

[FIND OUT MORE](#)



TWISS GREEN LANE CULCHETH

PRICE
£629,995



A well-presented detached property built circa 1899. This period property still retains many original features, typical of its age, including high ceilings and ceiling coving, whilst offering plenty of space, making it ideal for family living. In addition, this charming home is well located for Twiss Green Primary School and within the catchment area for Culcheth High School. The accommodation briefly comprises: Entrance hallway, lounge, sitting room, kitchen with dining area, utility room with larder, downstairs WC and conservatory to the ground floor. To the first floor there are four bedrooms, with an en suite to the Master bedroom and a family bathroom. Externally, the property has a double entry gated driveway to the front and an enclosed garden to the rear with hedge privacy border and a block paved patio area. Viewings are strongly advised in order to fully appreciate all that this property has to offer and to avoid disappointment.





WHY LIVE IN
Cheshire!



Cheshire is home to stunning open landscapes, bursting at the seams with rich history and heritage and is home to many of the UK's most picturesque towns and villages. With major cities being nearby it regularly proves to be one of the most desirable places to live.



FAMILY LIFE

If you are looking to raise a family, Cheshire is the perfect choice. With many top performing schools and colleges in the county, your children are guaranteed access to the best education whether it's at a state school or private.

QUALITY OF LIFE

Cheshire also allows you to enjoy a great quality of life, with the rural aspect combined with the convenience and opportunities of urban living, you get to enjoy the perks of what both have to offer.

SURROUNDING AREAS

Central cities including Manchester, Liverpool, Leeds and Chester are all within an hour of most places in the county. Located between Snowdonia and The Peak District, Cheshire has easy access to some of the UK's most loved national parks. The coast and beaches are also near, Formby beach, Crosby beach and Talacre beach just to name a few being around an hour away.

TRANSPORT LINKS

Benefitting from improved transport links with connection to all the northern cities and rural areas via public transport, has made both commuting and travelling simple for residents of the county helping to contribute towards creating a powerhouse for the local economy.

OUTDOORS

If you love the outdoors, Cheshire is the place to be! Famous for its rich heritage, it consists largely of open pieces of land with stunning woodland surrounding the countryside, and picturesque landscape views.

PROPERTY

Cheshire offers an incredible range of houses to suit various preferences and budgets. With more and more developers being drawn to the area, there have been, and continue to be a plethora of new builds in the county. Villages and towns such as Macclesfield and Tarporley boast a rich tapestry of homes, making them a much sought-after and desired property hotspot. Everything from pretty terraced homes, barn conversions, Victorian grandeur, and converted farmhouses fill the villages, catering to many different preferences.





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STAINFORTH CLOSE

CULCHETH

PRICE
£620,000



Accessed via Twiss Green Lane and situated in a quiet cul-de-sac, this family property is one of only four detached properties located in this exclusive development. Despite the quiet location, Culcheth village with all its amenities is less than a mile away, with Twiss Green Primary School being located less than half a mile away and Culcheth High School also being within approximately a mile. Internally the property offers an entrance reception porch, downstairs wc, entrance hallway, lounge, dining room, orangery/sitting room, modern fitted kitchen and utility room. To the first floor there are four double bedrooms, the Master and second bedroom benefiting from en-suite facilities, with the addition of a dressing area leading off the Master bedroom and a separate family bathroom. Externally there are gardens to both the front and rear and a double driveway leading to a double garage at the front of the property. This property is presented to a high standard and offers substantial family accommodation, whilst being in a quiet location and needs to be viewed in order to fully appreciate all that it offers.

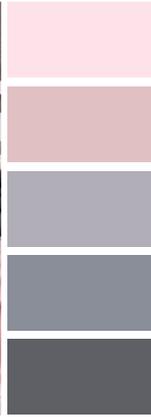




AUTUMN/WINTER 2020

Colour Trends

As we begin to approach Autumn, now is the perfect time to add some fall colours to your home interior. Whilst colour trends change and evolve over time, we have put together a few of our favourites...



SUBTLE PINKS

Subtle pink shades work great in any room. With its ability to compliment different colours, it offers a versatile element to any interior. Not only does it give warmth and charm to matte greys and charcoal tones, when added as an accent colour with neutral and whites it subtly pops. This tone added into a room in different texture forms whether it is a velvet stool, a woolly throw or a simple accent piece will make a great addition to any home this autumn.



NATURAL GREEN HUES

Natural green hues, particularly mossy olive tones work as a fantastic transitional shade. If you want to go for a rustic theme, pair it with orange tones. Want to add a little drama and depth? Pair it with clay pinks and deep aubergines. Scandi vibes have also been incredibly popular in 2020. Pale woods and clean whites paired with green tones work incredibly well together creating a calm and relaxed vibe.



CLASSIC BLUES

Dark blue tones have been an increasingly popular colour choice particularly for bathrooms and kitchens, showing no signs of slowing down this Autumn. Dark blues bring a sense of drama and modern flair into your home, thriving when paired with copper and brass tones.



EARTHY TONES

Heading into autumn we all yearn for a cosy home. Opt for warm hues; mustards, deep burnt oranges and creams. These shades are at the warmer end of the spectrum naturally creating a welcoming homely feel. All these colours can be combined together or used as a staple colour for your home interior. Earthy colour schemes tend to also thrive when paired with natural materials; light and dark wood, natural stone will compliment the colours perfectly helping to create a down-to-earth natural feel.





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STONE CROSS LANE NORTH LOWTON

PRICE
£585,000



Looking for a spacious and individual family home? Then look no further! This delightful detached property offers an abundance of space, whilst being well located for both the A580: East Lancs Road, which provides links into Manchester and Liverpool and the M6 motorway. The accommodation briefly comprises:- Entrance hallway, lounge, dining room, dining kitchen, games room, downstairs wc and utility room to the ground floor. To the first floor there are four bedrooms, two with en suite facilities and a family bathroom. Externally, the property has a security gated paved frontage, providing parking for several vehicles and a detached garage, with a staircase to a large room above with a velux window, whilst to the rear is a well-proportioned enclosed garden with a Summer house, which could also be used as a garden office, along with an under cover area, ideal for al fresco dining. Viewings are essential to fully appreciate all that this unique property has to offer and to avoid disappointment.



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FRENCHFIELDS CRESCENT CLOCK FACE

 2
 4

PRICE
£500,000

**** CHAIN FREE ** NEW BUILD **** If you are looking for a new build family property, with a unique and contemporary design that you can move straight into then look no further. Individually designed and finished to a high standard. Being positioned on this exclusive development of just 17 individually designed new homes. Situated within green belt land and opposite Clock Face country Park. Well positioned for access to the M62 (junction 8) and Gemini Retail Park, with both Warrington and St Helens also being within a short drive away. There has been no expense spared with both the standard of build and fittings throughout the property, therefore, viewings are essential in order to fully appreciate all that this property offers.



5 DIY PROJECTS TO *Tackle At Home*



FOR MANY OF US, THE MAJORITY OF OUR TIME WILL CONTINUE TO BE SPENT INSIDE. WHY NOT BEGIN THE NEW SEASON BY TACKLING THOSE DIY PROJECTS YOU HAVE BEEN HOLDING OFF!

THE HANDYMAN JOBS

Now is a great time to tackle those niggly little things you've been meaning to get around to. Is there a wobbly door handle, leaky taps, a broken drawer? Getting these little jobs done is not only incredibly satisfying but is also cheap and easy. A simple online search will lead you to hundreds of tips and tricks on how to complete these simple tasks!

ORGANISE ORGANISE ORGANISE!

Although it's a lot easier said than done, organising is a great way to freshen up your home in time for the new season. What's better than a neat and clean space? Tackle those unorganised kitchen cupboards and messy closet... purge! Get rid of everything you don't need, give clothes you don't wear to charity and upcycle the rest!

GIVE YOUR WALLS SOME ATTENTION

Something as small as straightening or re-doing your wall hangings can make a surprising difference to your home. Are there picture frames that need hanging? Artwork that needs updating? Why not make a start by hanging them up yourself?

A lick of paint is also a great way to freshen up your home interior. Areas such as windowpanes, door frames and stair handles tend to become rusty and need touch ups to stay pristine and in the best condition. You would be surprised what a fresh coat of paint can do!



CLEAN YOUR LIGHTS!

Did you know that sometimes the reason for bad lighting isn't a dead lightbulb but dirt! Unplug your light, turn switches off and get cleaning! Clean your lampshades or statement light pieces with a dry micro fibre cloth.

PREP YOUR PLANTERS

Gather and clean your planters, both big and small so they are ready for planting as the new season arrives. Throw out any that have broken and look out for any drainage holes.

Don't have a planter? Build one! One of the most fulfilling projects to get involved with is gardening. Gardens are a source of beautiful flowers, vegetables and plants and by nurturing your plants you can get involved in a project that gives back as much as you give!

A big garden isn't needed, in fact a planter can be built from basic scrap materials. Old containers can even be upcycled and used as plant pots, all you need is your imagination and a quick google search where you will find a huge array of garden DIYers!



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LET'S GET

Cooking

CHESHIRE CHEESE & ONION PIE

A classic homemade Cheese and Onion Pie recipe from the North West of England. To keep the recipe as traditional as possible use crumbly Cheshire cheese! Its subtle flavour compliments the savoury flavours in the pie and tastes incredible!



INGREDIENTS

For the pastry:

- 275g Plain White Flour
- 80g Butter (salted) (cut into cubes)
- 60g Lard (cut into cubes)

For the filling:

- 40g Butter (salted)
- 3 Onions (sliced)
- 3 Shallots (sliced)
- 1 tbsp Thyme Leaves (chopped)
- 400g Cheshire Cheese (grated)
- 1 Free Range Egg (medium size, beaten)

METHOD

- Preheat the oven to 180C (fan 160C, gas mark 4) and prepare a baking sheet.
- Sift the flour into a bowl. Add the butter and lard and rub in with your fingertips until the mixture resembles coarse breadcrumbs, you can also do this in a food processor.
- Add 2-3 tablespoons of cold water bringing the pastry together using a butter knife, wrap in cling film and chill for 30 minutes.
- Meanwhile, add the butter to a frying pan with the onions, shallots and thyme and fry over a gentle heat for 15 minutes, without colouring. Add 180ml water and cook until evaporated and the onions are fully cooked, and cool.
- Roll out half of the pastry on a lightly floured surface until it is about 0.5cm thick and use to line a 25cm pie dish, leaving an overhang of excess pastry. Roll out the other half of the pastry to make a 'lid' for the pie.
- Cover the base of the pie with half of the cooked onions, half of the cheese and repeat again finishing with the cheese. Make sure to season between layers with white pepper and salt to taste.
- Brush the edge with egg wash and seal the lid on top by crimping with your fingertips or a fork.
- Place the pie onto the heated baking sheet and bake for 40-45 minutes or until golden brown.
- Allow to cool for 10 minutes before serving.
- Enjoy!



TAYLEUR LEAS DEVELOPMENT

NEWTON-LE-WILLOWS



PRICE
£256,995

A four bedroom detached property briefly comprising of an entrance hallway, living room, open-plan dining kitchen with built-in double oven, hob, extractor hood and French doors into the garden, laundry room and cloakroom to the ground floor. To the first floor there are four bedrooms, the Master bedroom benefitting from fitted wardrobes and an en suite shower room, along with a fully fitted family bathroom. The property also benefits from gas fired central heating system with Nest thermostat, double glazing and high performance insulation throughout and a 10 year New Home warranty. There are gardens and a driveway externally. Interested parties should contact Miller Metcalfe to arrange a suitable viewing appointment.

Create a Cosy Living Room

THIS AUTUMN



WARM ACCENT COLOURS

Adding warm tones to an otherwise neutral toned room adds that sought-after warming and snug sensation. Deep wooden and orangey tones work great, anything from a rug to a lamp can give your living area that cosy-feel. Warm olive-toned furniture is also a great addition along with rustic woven basketware which all help achieve the desired tranquil vibe.

LAYERS AND TEXTURES

Layers and textures give your living space a sense of warmth and depth. The addition of various different materials and textures to your living area from rugs to sofa throws and curtains, not only adds texture to space but defines and finishes a room. Faux fur, cotton, cashmere and knitted materials all help achieve ultimate comfort!

SEASONAL FINDS

Oaks and pines epitomise Autumn. Not only do they help infuse depth into your living area but also add a cosy feel to your home. Picking accessories that imitate forager helps add character to the autumn scene. Woven and patterned cushions along with linens and freshly picked foliage both work incredibly well by giving it both an aesthetic autumn look and feel!

WRAP UP

Thick blankets, soft throws and cushions are a must-have addition for a sofa or chair! Remember, accessories for your furniture play a multi-functional role in your home so choosing those which will add both a cosy look and feel is important! Avoid thin, shiny or silky materials and go for thick, chunky and soft textured materials to achieve the perfect autumn cosy-feel.

SEASONAL SCENTS

The addition of seasonal scents can play a huge role in evoking the autumn spirit into your home. You want to go for oranges, pines, cedar wood and pumpkin scents to fit the season. Not only does it add another element of décor in your home, it also fills your home with a lovely aroma.

LIGHTING

As the long summer nights are due to come to an end, lighting in your living room will play an integral role to setting the cosy mood in your home. 'Warm' light bulbs have a yellow/orange hue which make a room appear warmer, helping achieve a beautiful cosy glow, perfect for the dull Autumn months.





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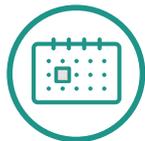




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