



St Oswald's Place

WINWICK, CHESHIRE

Bellway



Choose a fine quality of life in Winwick

Perfectly located for modern living

St Oswald's Place is a terrific collection of modern homes in Winwick, Warrington. Bringing a stunning collection of 3 and 4-bedroom low maintenance, energy efficient, new-build homes to an aspirational area of Cheshire, this development is sure to appeal to a range of potential homebuyers.

Ideally situated for travel, motorists will find the site well supported by local road networks, with Golborne Road just a minute's drive from the A49, a six-minute drive from the M62, and an eight-minute drive from the M6. The M62 connects Manchester and Liverpool, with journeys to either taking around 30 minutes.

Public transport users are well served with the Post Office bus stop on Myddleton Lane an eight-minute walk from the development. Destinations including Warrington, Leigh, and Culcheth, as well as scholars' routes to Hope Academy and Culcheth High.

For those requiring international travel, Manchester Airport is a 22-minute drive away from the development and is a terminus on the Manchester Metrolink.

Beautiful homes, ideally located

Amenities, transport, convenience and recreation all on your doorstep

Residents will find a well-equipped convenience store just seven minutes' walk from the development, ideal for everyday essentials to keep the cupboards stocked. More comprehensive shopping can be found just six minutes' drive away, where a popular supermarket can be found serving the area.

The Swan pub is local to the development - half a mile away, in Winwick - presenting a traditional public house setting beyond a Victorian and Tudor Revival exterior. This spot offers intimate dining with a conventional British menu, a terrific choice of ales among other drinks, and a welcoming outside seating area perfect for when the sun is shining.

Warrington town centre is a 10-minute drive away and served by local bus routes, containing a great selection of retail and hospitality for a range of needs and occasions.

Residents will enjoy a plethora of opportunities for outdoor leisure and exercise. Winwick Park - a 10-minute walk from the development - provides a great open space for walks, while Winwick Leisure Centre is adjacent to the park, offering multi-purpose community space.

There are local landmarks to explore, including St Oswald's Church - half a mile away. This grade I listed building is central in the village, with parts of the building dating back to the early 13th century.

Warrington town centre - a thriving cultural hub often seen as the connecting bridge between Liverpool and Manchester, receives a wealth of visitors, hosting a calendar full of events to occupy tourists and residents alike. The town has terrific venues, music festivals, Gulliver's World Resort, plus the historic Warrington Museum and Art Gallery.

Young families will find an abundance of well-regarded schools serving children of all ages within the surroundings of the development, particularly within Winwick, Warrington, and Newton-le-Willows.

Winwick CE Primary School is an eight-minute walk away for an easy drop-off, found centrally within the village. Additional primary school options include Croft Primary School, St Andrew's Primary School, and Wargrave C of E Primary School, all found within a 10-minute drive of the development, among others.

Secondary school options include Padgate Academy, a seven-minute drive away, Hope Academy which is three miles away, plus several additional high schools throughout wider Warrington - of which local bus routes serve.

Higher education institutions are within an easy commute, with prestigious options in Warrington, Manchester, and Liverpool.



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Homes Quality Code (NHQC),
an independent industry code
established to champion quality
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outcomes for customers.

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