



2 Vicarage Hill, Helsby  
£675,000



## 2 Vicarage Hill

Helsby, Frodsham

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D

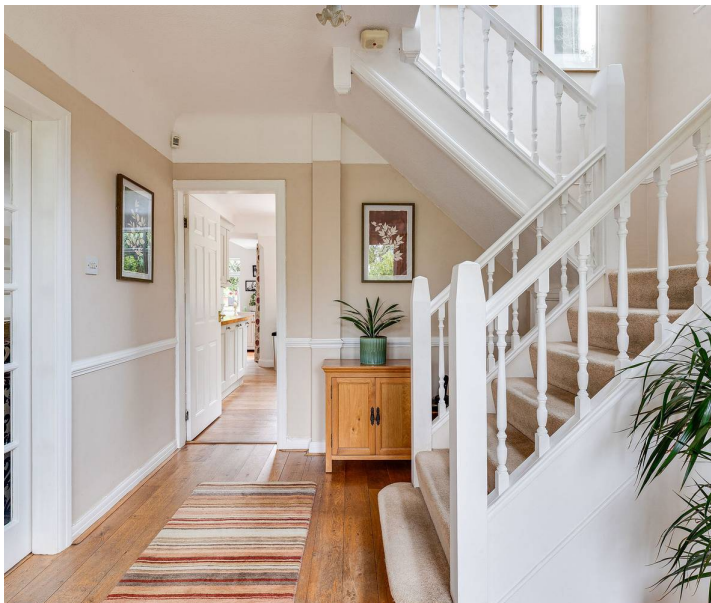
EPC Environmental Impact Rating: D

Stonegarth

A Private Setting With Far-Reaching Views

Tucked quietly within an exclusive cul-de-sac on Vicarage Hill, Stonegarth reveals itself with a sense of calm that feels both rare and enduring. This individual detached home enjoys an elevated position, where far-reaching views stretch across the Mersey Estuary towards Liverpool, and the shifting light of evening brings a daily spectacle of colour and reflection. The setting feels private and settled, shaped by a small community who take pride in their surroundings.

Constructed in the late 1950s and thoughtfully extended over time, the house carries a quiet confidence. It has been carefully maintained and sensitively enhanced, resulting in a home that balances tradition with comfort, offering generous proportions and a natural flow suited to modern family life.





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### A Home Defined By Light And Space

The entrance hall offers a warm welcome, filled with natural light and complemented by wooden flooring and a graceful staircase. The main sitting room is bright and inviting, with windows on three aspects and a log-burning stove creating warmth and character. To the rear, the home opens into an extended kitchen and dining space with timber cabinetry, generous work surfaces and garden views throughout. A vaulted sitting area with Velux windows and french doors creates a particularly impressive space, filled with natural light and opening directly onto the terrace.

### Gardens That Unfold With The Seasons

The landscaped rear garden rises gently across a series of terraces, each offering a different perspective. A paved terrace provides space for outdoor dining, while a pond, rockery and established planting add colour and texture year-round.



At the top, a secluded sun terrace enjoys far-reaching views towards Helsby Hill and the estuary beyond, creating a peaceful setting to relax and enjoy the changing light.

### Comfort And Flexibility Upstairs

Upstairs, four well-proportioned bedrooms provide flexibility for family life, guests or home working. The principal bedroom benefits from fitted storage, an en-suite shower room and distant estuary views.

A family bathroom serves the remaining bedrooms, while a boarded loft offers valuable additional storage, adding further practicality to this thoughtfully designed home.



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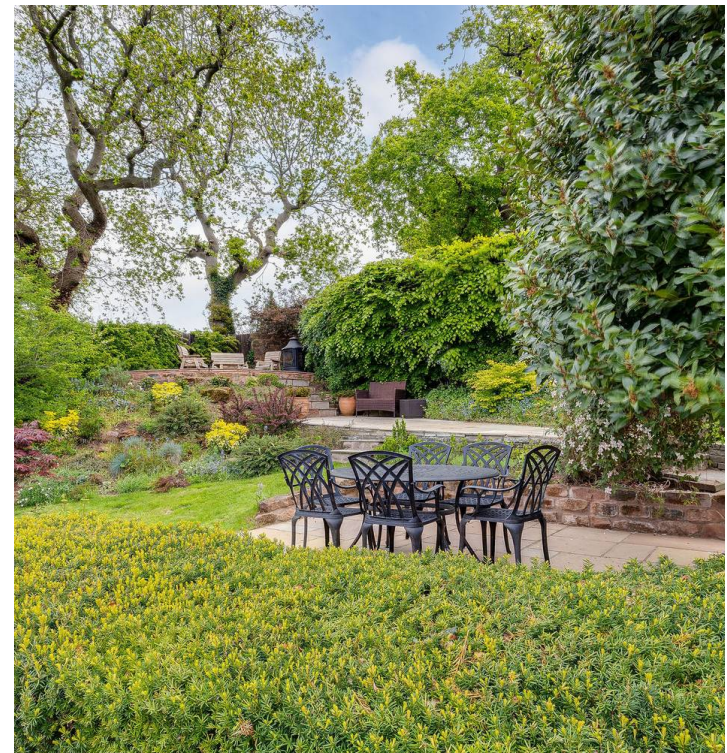
### A Connected Village Setting

Stonegarth's appeal extends beyond its boundaries. Helsby is a well-regarded village, known for its balance of countryside and connectivity. Within a short walk, the train station offers direct links to Chester, Liverpool and Manchester, making it a compelling choice for commuters.

The nearby A56 and M56 provide swift road access across the North West, while the centres of Chester and Frodsham are both within easy reach. Frodsham, just three kilometres away, offers a vibrant high street with independent shops, cafés and restaurants.

For families, the area is particularly well served. Highly regarded primary schools, including Hornsmill and Hillside, are close by, while Helsby High School sits within easy walking distance and remains a popular choice. The presence of bus routes to Chester's independent schools further enhances the area's appeal.

Outdoor life is woven naturally into the setting. Helsby Hill is moments away, offering walking routes with panoramic views, while nearby woodland, quarry paths and marshland provide endless opportunities to explore.



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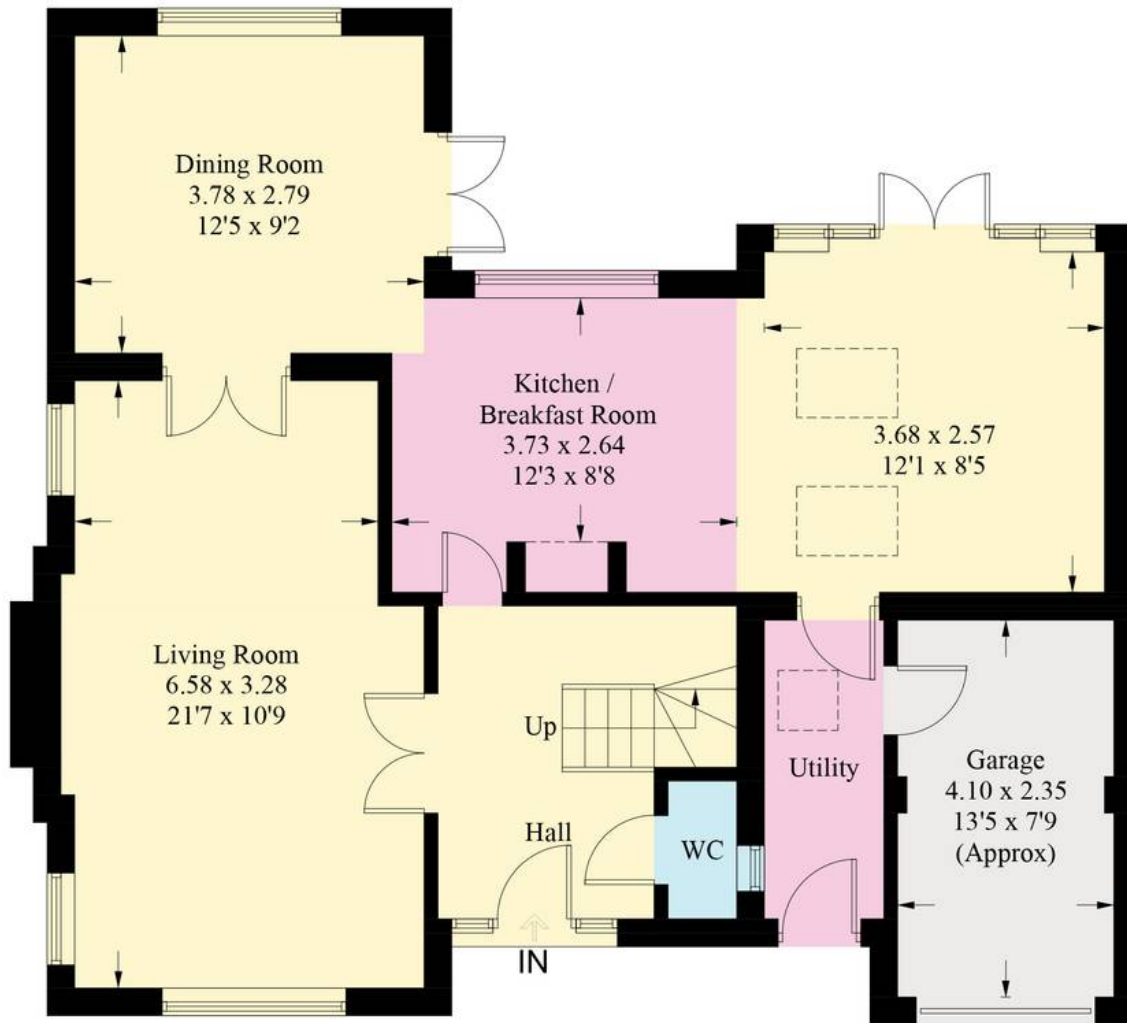
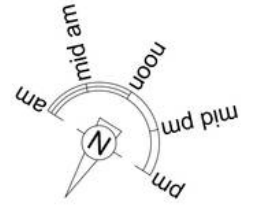
### A Home To Grow Into

Stonegarth is a home with a quiet sense of belonging. It offers space to grow, to gather, and to retreat when needed. Its layout allows for both shared moments and individual privacy, while its setting brings together community, countryside and connection.

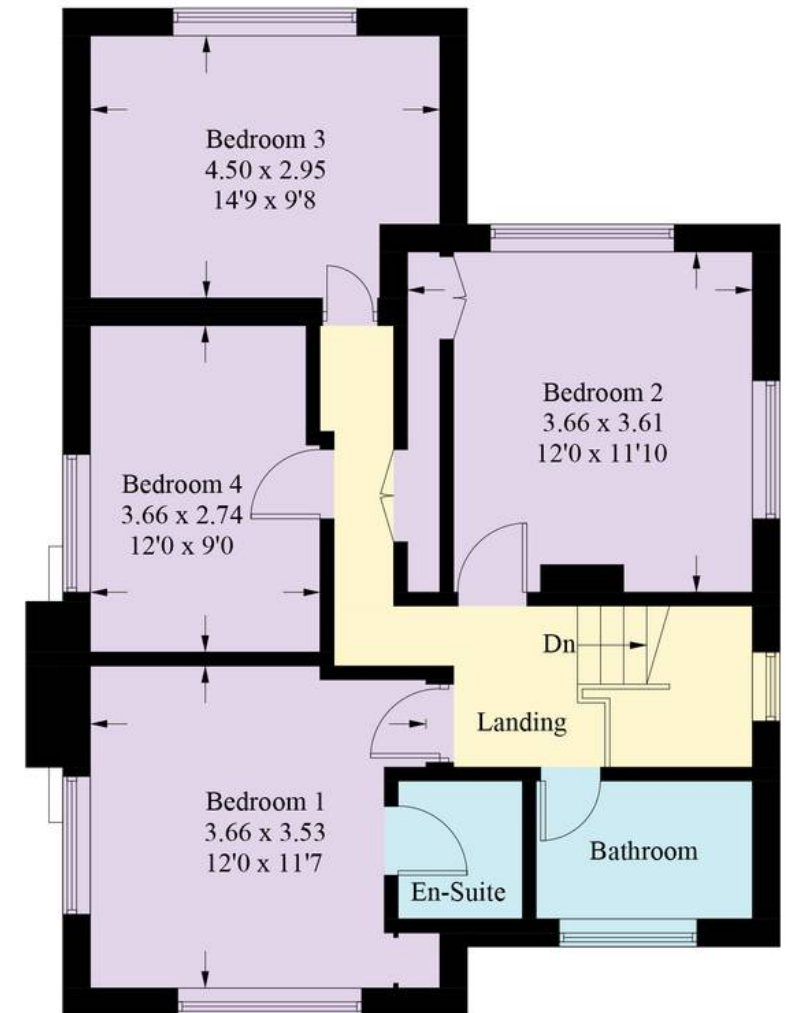
There is a natural ease to life here, shaped by light-filled rooms, layered gardens and a landscape that changes with the seasons. It is a house that invites you to settle in, and in time, to feel entirely at home.



Approximate Gross Internal Area = 158.5 sq m / 1706 sq ft  
(Including Garage)



**Ground Floor**



**First Floor**



## Currans Homes Sales

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