

Moss Lea Park

BOLTON



An exclusive gated development of just 20
four and five bedroom detached homes



eccleston
HOMES



The perfect setting for families and professionals alike

So much on your doorstep

Voted one of the friendliest towns in the country, Bolton's town centre is approximately 2 miles away and provides everything you could possibly need.

Shop, eat and relax at Bolton Market Place with all your usual high street shops open for business. Plus, the fabulous Vaults, situated in the basement area of the Market Place and dating back to the 1800s, has been refurbished and refitted to make way for some of the best restaurant chains. There's even a cinema, 18-hole adventure golf course and an Amazonia play area.

Foodies will enjoy a trip to the award winning and lively Bolton market, which hosts a regular programme of cooking events and food tastings. Meanwhile, theatre lovers can enjoy the delights of the fantastic Octagon theatre.

On sunnier days, discover the great outdoors at the beautiful Jumbles Country Park or take in the local history at the Grade 1 listed Smithills Hall, set within more than 2,000 acres of unspoilt moorland, woodland and farmland. Both provide the perfect spot to walk, cycle or enjoy a picnic.

Families can enjoy Moss Bank Park which is just a stroll away too. Expect fairground rides, a mini steam train, mud kitchen, large play area and of course, lovely gardens to explore.

Nearby Smithills Farm has everything to keep the kids entertained – from cows, meerkats, skunks and even pythons and tarantulas in their reptile house. The little ones can ride a donkey, hold a guinea pig, and whizz about on a tractor – that's after you've all enjoyed the homemade ice cream, of course.



Moss Lea Park is also ideally placed for reaching destinations further afield, with the M60, M61 and M6 all close by and providing direct links to Manchester, Merseyside, Yorkshire and beyond. Plus, for commuters, there is a good public transport network and both Bolton and Hall i' th' Wood train stations are nearby.

For children of all ages, there is a good choice of schools.

With so much on your doorstep and plenty more just a short distance away, Moss Lea Park really is the perfect place to call home.

Luxury & Location

Our exclusive Moss Lea Park development ticks all the boxes for both location and luxury. Designed in our signature Arts & Crafts style and set within two private electric-gated cul-de-sacs, are just 20 four and five bedroom detached executive homes.

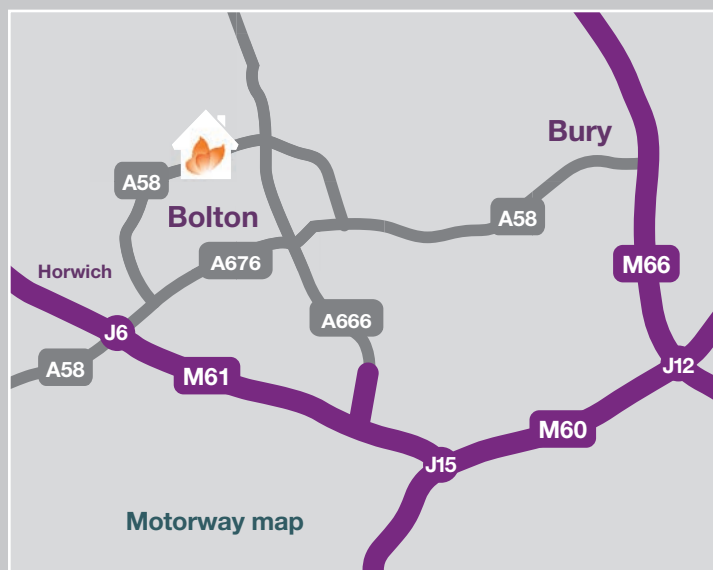
This stunning retreat truly is the perfect setting for families and professionals alike. Plus, there's plenty on your doorstep to keep everyone entertained too.



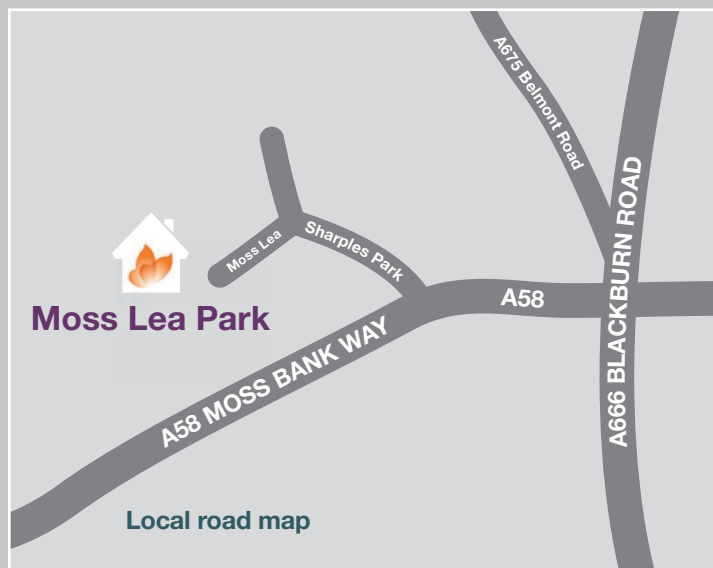
How to find us

Moss Lea Park is located in Bolton.

Use postcode **BL1 6PL**



Motorway map



Local road map

FROM THE NORTH

- Head south on M6
- Keep left at the fork to continue on M61, follow signs for Manchester/Bolton/Leeds/Blackburn/M62/M65
- At junction 6, exit onto De Havilland Way/A6027 towards Bolton North/Horwich
- Merge onto De Havilland Way/A6027
- At the roundabout, take the 2nd exit and stay on De Havilland Way/A6027
- At the roundabout, take the 3rd exit onto Chorley New Rd/A673
- Turn left onto Victoria Rd/A58
- Continue to follow A58
- At the roundabout, take the 2nd exit onto Moss Bank Way/A58
- Turn left onto Sharples Park
- Turn left onto Moss Lea

FROM THE SOUTH

- Head north-west on M6
- At junction 21A, exit onto M62 towards Leeds/Bolton/M'cr (N)
- At junction 12, use the left 2 lanes to merge onto M60 towards Leeds/Bolton/Ring Road
- At junction 15, take the M61 exit to Preston/Wigan/Bolton
- Continue onto M61
- Keep right at the fork to stay on M61, follow signs for A666
- Follow A666 and Halliwell Rd/A6099 to Temple Rd in Bolton
- Continue onto St Peter's Way/A666
- Continue straight onto Blackburn Road/A666
- Turn left onto Moss Bank Way/A58
- Turn right onto Sharples Park
- Turn left onto Moss Lea

Sales enquiries

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www.ecclestonhomes.co.uk

