

**At Stretton, near Warrington, Cheshire.**

Valuable Freehold Property, at Stretton, near Warrington, in the county of Chester.

TO BE SOLD BY AUCTION, at the George Inn, Warrington, on Monday the 23<sup>rd</sup> day of July 1838 at four o'clock in the afternoon, subject to conditions then to be produced (unless previously disposed of by Private Treaty, of which due notice will be given) all that valuable FREEHOLD MESSUAGE, called "Stretton House," together with the outbuildings, gardens and land, thereunto belonging, comprising 74a. 3r. 15p. of statute measure or thereabouts.

The Land is all exceedingly rich quality, in a very high state of cultivation, and only a small proportion of it in tillage.

The House (which is modern-built) is large, commodious and well arranged, being in every respect a desirable residence for a genteel family. The outbuildings are brick built and slated, and in thorough repair, and possess every convenience necessary for agricultural purposes. There are five Cottages on the Estate, which produce a rental of £28 per annum.

Stretton House is pleasantly situated, adjoining the main road leading from Warrington to Northwich, being four miles distant from the former, and six miles from the latter place, and conveniently near the Church of Stretton.

The above offers a valuable opportunity to capitalists either for residence or investment. The property may be viewed, an application to Mr. John Okell on the premises, Stretton House near Warrington, and further particulars, with plans of the estate may be obtained from the said Mr. Okell; Mr. Oakden, Land Agent, Over Knutsford, or at the office of Mr. T. B. Dumville, Solicitor, Tarporley.