





This beautifully presented five-bedroom detached family home offers spacious and versatile accommodation, complemented by a generous rear garden, ample off-road parking, and attractive views to both the front and rear.

The property has been thoughtfully enhanced by the current owners and features an impressive ground floor principal bedroom, complete with ensuite shower room and additional room which lends itself perfectly to use as a home office, reception room or dressing area dependant upon a prospective buyers requirements. There is also excellent potential to add a garage, subject to the necessary permissions.

The rear garden is a particular highlight- well established and mainly laid to lawn, with mature trees, a greenhouse, and a summer house. A paved patio area provides an ideal space for outdoor dining and entertaining, whilst there remains scope to introduce a dedicated garden office if desired.

Internally, the accommodation briefly comprises;- an inviting entrance hallway, a living room, a spacious fitted kitchen/diner, utility room, WC and the ground floor principal suite. To the first floor, there are four further well-proportioned bedrooms and a family bathroom.

Occupying an elevated position, the property enjoys pleasant views over greenery to the front, further stretching towards the town of Cheadle beyond. It is conveniently located within easy reach of the town centre, offering a wide range of shops, schools, and everyday amenities.



This home is ideally suited to a variety of buyers, including growing families or multi-generational living arrangements. Early viewing is highly recommended to fully appreciate all that is on offer.



Entrance Hallway

UPVC double glazed windows and door leading in from the front, central heating radiator, stairs leading up to the first floor and under stairs storage cupboard.

Living Room

UPVC double glazed window to the front elevation, central heating radiator, gas feature fireplace.

Kitchen Diner

Base and eye level units with complimentary granite worktops, inset two bowl sink, integrated cooker, gas hob with extractor hood above, coffee machine, steam oven, warming drawer, fridge, freezer and dishwasher. UPVC double glazed window to the rear elevation and patio doors leading out into the garden, tiled flooring, under counter lighting, central heating radiator, spot lighting, ample space for a dining table and chairs.

Utility Room

Base level units with complimentary worktop, stainless steel sink with draining board, space and plumbing for a washing machine and tumble dryer, central heating radiator, tiled walls, loft access, UPVC double glazed window to the rear elevation and door leading out into the garden.

WC

WC, tiled walls, UPVC double glazed window to the side elevation.

Bedroom/ Additional Reception Room

UPVC double glazed window to the front elevation, tiled flooring and under floor heating.

Dressing Room/ Office/ Reception Room

UPVC double glazed window to the front elevation, central heating radiator, tiled flooring.



Shower Room

WC, wash hand basin and walk in shower with waterfall and hand held shower head. Tiled flooring and partially tiled walls, under floor heating, spot lighting, storage cupboard and UPVC double glazed window to the side elevation.

Landing

Loft access, storage cupboard, central heating radiator, UPVC double glazed window to the side elevation.







Bedroom

UPVC double glazed window to the front elevation, central heating radiator.

Bedroom

UPVC double glazed window to the rear elevation, central heating radiator, built in wardrobes, shelving, bedside tables and dressing table.

Bedroom

UPVC double glazed window to the front elevation, central heating radiator.

Bedroom

UPVC double glazed window to the rear elevation, central heating radiator.



Bathroom

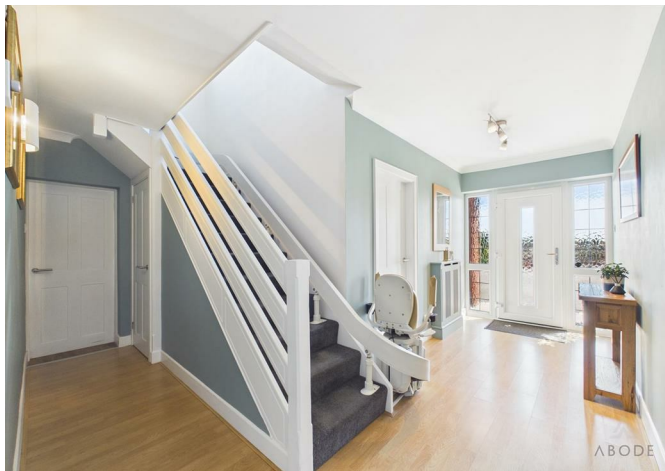
WC, wash hand basin, corner bath and double shower with waterfall and hand held shower head. Partially tiled walls, spot lighting, two towel radiators and UPVC double glazed window to the rear elevation.

Outside

To the front, the driveway provides ample off road parking, with a stunning outlook over surrounding countryside and Cheadle Town. There is space to build a garage if required, subject to relevant permissions. EV charging point, external 13amp power and outside water tap.



To the rear, the garden is enclosed and mainly laid to lawn, with generous patio ideal for entertaining. The gardens are well established and offer a variety of mature trees, shrubs and hedging. The garden also hosts a summerhouse, perfect for relaxing, a garden shed and second outside water tap.













Floor 0

Approximate total area⁽¹⁾

180.7 m²

1944 ft²



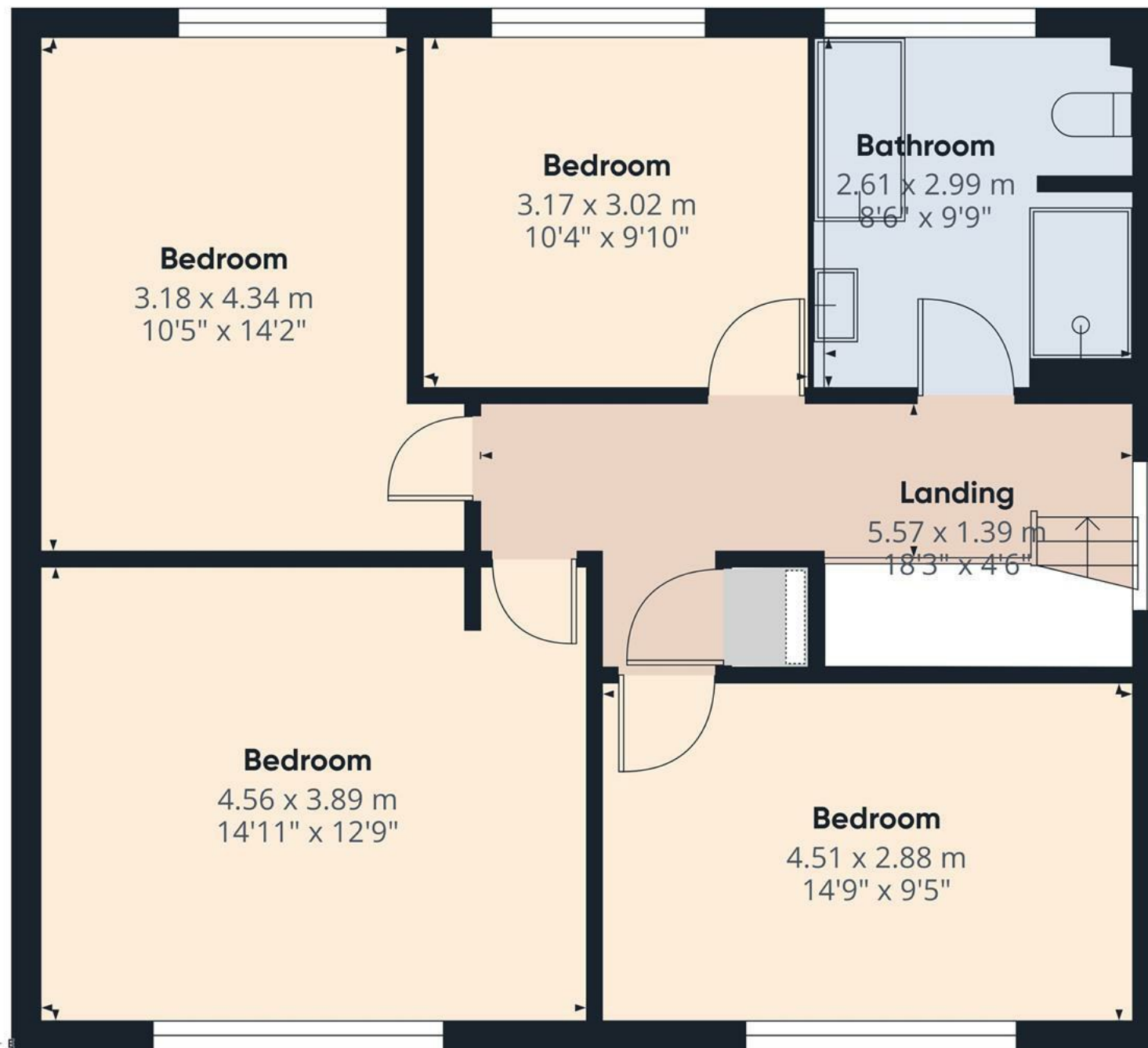
Floor 1

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Floor 1

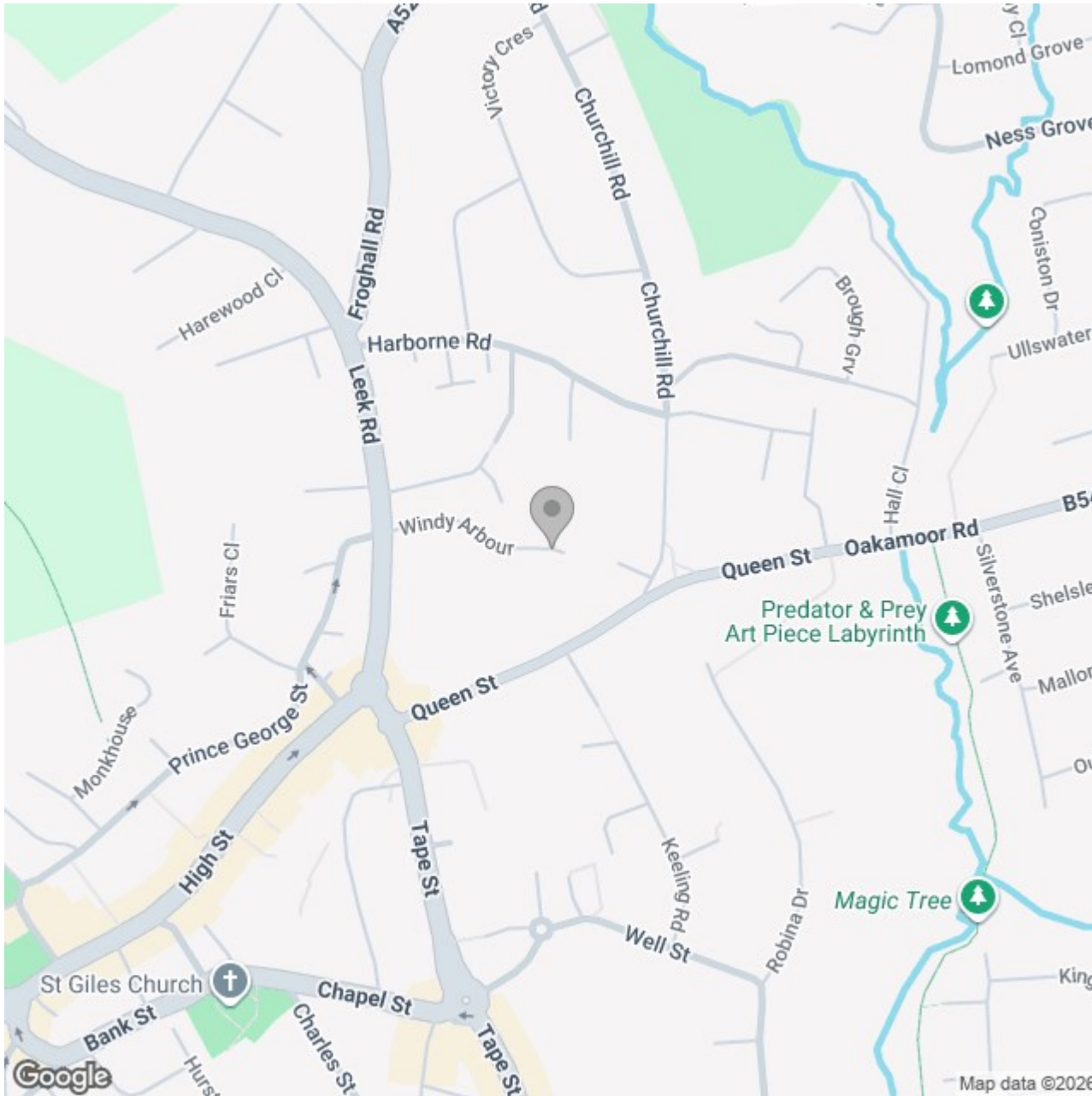
Approximate total area⁽¹⁾

70.3 m²
756 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 