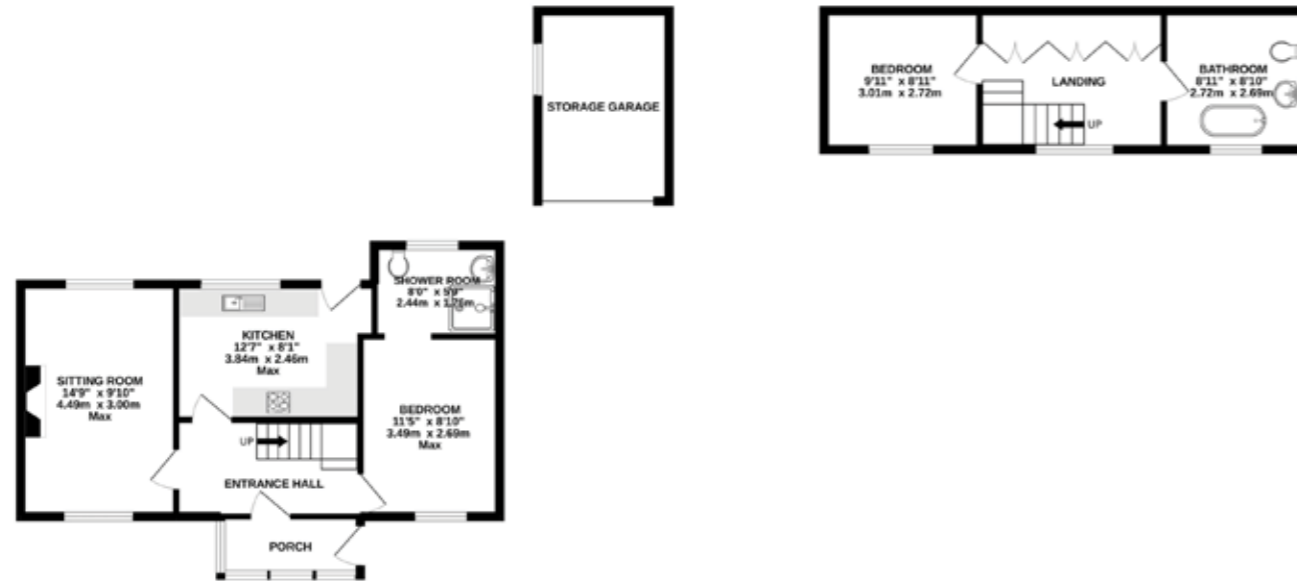


1 EDEN CLOSE
 Wilmslow
£375,000

GROUND FLOOR
 596 sq.ft. (55.4 sq.m.) approx.

1ST FLOOR
 269 sq.ft. (25.0 sq.m.) approx.



TOTAL FLOOR AREA: 865 sq.ft. (80.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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THE AREAS LEADING ESTATE AGENCY

Wilmslow
 40, Alderley Road, WILMSLOW SK9 1NY
 01625 536434 wilmslow@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

A rare opportunity to purchase a TWO DOUBLE bedroom SEMI-detached home on a no-through road in this POPULAR part of SOUTH WILMSLOW which falls within walking distance to the amenities on CHAPEL LANE. Off road parking and storage garage.

- TWO BEDROOM SEMI-DETACHED HOME
- OFF ROAD PARKING AND STORAGE GARAGE
- PLEASANT SOUTH WILMSLOW POSITION
- GOOD SIZE FITTED KITCHEN, BATHROOM AND EN-SUITE SHOWER ROOM

- LOW MAINTENANCE FRONT AND REAR GARDENS
- EASY TO MANAGE ACCOMMODATION
- VIDEO TOUR AVAILABLE

£375,000

1 EDEN CLOSE

Wilmslow



DESCRIPTION

Perfect for the downsizer or professional couple, this two double bedroom semi-detached home is offered to the market in good decorative order and in brief comprises an entrance porch and hall, fully fitted kitchen, living room, bedroom and en-suite shower room, whilst to the first floor there is a further good sized double bedroom and the main bathroom.

Externally there are low maintenance front and rear gardens, off road parking and a storage garage.

This unique home enjoys a pleasant position within walking distance of The Temp playing fields and community garden.

The amenities on Chapel lane together with Lindow Common and rural walks all are found within a short distance of the property.

LOCATION

Conveniently situated within easy reach of Wilmslow town centre with its excellent range of shops and general services, restaurants and wine bars. There are good schools in the area, both State and Private, for children of all ages. Wilmslow railway station is on the main line to London Euston and also provides a regular service to Manchester and surrounding districts. The North West motorway network is within a short drive as is Manchester Airport and the A34 Wilmslow by-pass which provides access to the stores at Handforth Dean and Cheadle. Wilmslow has a leisure centre and there are also a number of private sporting clubs in the area.

DIRECTIONS

Sat-Nav: SK9 6BG

TENURE

We are advised the tenure of the property is freehold. Subject to verification by solicitors.

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Cheshire East. Property Band: C

VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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