

112 Dean Drive

Wilmslow, SK9 2EY



*mosley jarman*



**112 Dean Drive, Wilmslow, SK9 2EY**

**Asking Price £375,000**

An attractive bay-fronted semi-detached house positioned in a desirable residential address close to both Handforth Village and within easy reach of Wilmslow Town Centre.

Although in need of modernisation, the house boasts spacious accommodation with three double bedrooms, being a well received but unusual attribute.

The accommodation consists of an enclosed porch, hallway, a separate dining room, then a spacious living room, fitted kitchen and utility room.

Whilst to the first floor, there are the three generously sized bedrooms, with the rear bedroom enjoying a pleasant tree-lined view past the rear garden. Plus, there is a fitted bathroom with separate shower cubicle off the landing.



- AN ATTRACTIVE BAY FRONTED SEMI-DETACHED HOUSE
- THREE DOUBLE BEDROOMS
- FITTED KITCHEN AND BATHROOM
- LARGE GARDEN WITH A PLEASANT BACKDROP
- IN NEED OF MODERNISATION BUT OFFERING GREAT POTENTIAL
- TWO SEPARATE RECEPTION ROOMS
- SINGLE GARAGE
- CLOSE TO HANDFORTH AND EASY ACCESS TO WILMSLOW



#### THE LOCATION

112 Dean Drive enjoys a convenient and well-connected location on the border of Wilmslow and Handforth, offering the best of both areas. The property is within easy reach of a range of highly regarded local schools, making it ideal for families, while nearby shopping facilities, supermarkets, and everyday amenities are just a short distance away. Wilmslow town centre provides a wider selection of boutique shops, cafes, and restaurants, while Handforth offers additional retail options, including larger stores and leisure facilities. Excellent transport links, including nearby train stations and road networks, make commuting to Manchester and surrounding areas straightforward.

#### GROUNDS & GARDENS

The property is approached over block paved driveway leading to a single attached garage. Good access is then offered to the side of the house leading into the rear garden. The rear garden is well-stocked with a lawned area and raised patio to the immediate rear of the house.

#### IMPORTANT INFORMATION

Council Tax Band: D  
EPC grade: TBC

Heating: Gas central heating.

Mains: Electric, Gas & Water

Flood Risk\*: Very low risk of flooding from rivers & seas. Low risk of surface water flooding.

Broadband\*\*: Ultrafast Full Fibre Broadband available at the property. (FTTP/Fibre To The Property).

Mobile Coverage\*\*: Mobile coverage with EE, O2 & Vodafone likely).

Parking: Off-road parking to a private drive.

Rights of Way & Restrictive Covenants: To be confirmed.

Tenure: -Freehold.

\* Information provided by GOV.UK

\*\*Information provided by Ofcom checker.

The information isn't guaranteed. Mosley Jarman take no responsibility for inaccuracies and advise potential buyers to do their own checks before committing to purchase.

Postcode: **SK9 2EY**

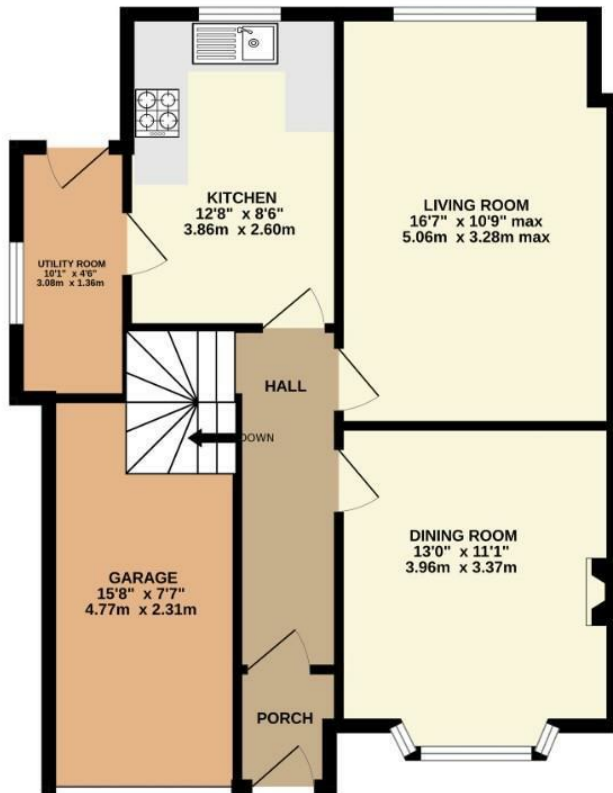
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Council Tax Band: **D**

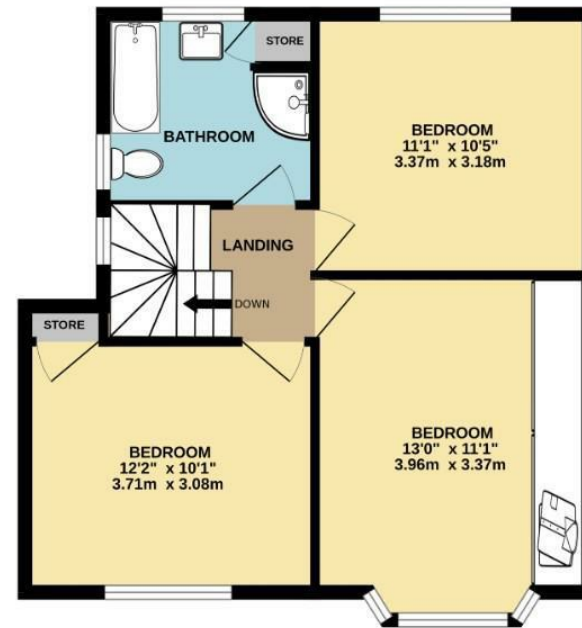
EPC Rating: **TBC**

Tenure: **Freehold**

GROUND FLOOR  
678 sq.ft. (63.0 sq.m.) approx.



1ST FLOOR  
500 sq.ft. (46.4 sq.m.) approx.



TOTAL FLOOR AREA: 1177 sq.ft. (109.4 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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