

# 148 Altrincham Road

Wilmslow, Cheshire, SK9 5NQ



*mosley jarman*



**148 Altrincham Road, Wilmslow,  
Cheshire, SK9 5NQ**

**Offers Over £465,000**

Close to Gorse Bank Primary School and picturesque walks through Lindow Common, this excellent semi-detached house benefits from a highly desirable convenient position and extended accommodation.

Ideal for the young family buyer, this spacious home offers flexible living space with a large living room, a superb fitted dining kitchen with a handy utility room, plus a study/playroom and wc all to the ground floor.

There are then three bedrooms to the first floor, plus a fitted modern family bathroom, then a dressing room and en-suite shower room off the principal bedroom.

Ample parking to the front, with a generous enclosed rear garden having a private aspect and timber decked patio.



- A SUPERB EXTENDED SEMI-DETACHED HOUSE
- NEARLY OPPOSITE LINDOW COMMON
- GENEROUSLY SIZED LIVING ROOM
- EXCELLENT DINING KITCHEN WITH UTILITY
- EN-SUITE BATHROOM AND DRESSING ROOM TO MAIN BEDROOM
- MINUTES FROM GORSEY BANK PRIMARY SCHOOL
- THREE BEDROOMS WITH LARGE PRINCIPAL SUITE
- STUDY/PLAYROOM
- DOWNSTAIRS WC
- ENCLOSED SECLUDED REAR GARDEN



### GROUNDS AND GARDENS

The house is approached over a wide flagged driveway offering parking for two vehicles. Then, there is a secluded lawned garden to the rear with a timber decked patio and shed.

### THE LOCATION

148 Altrincham Road in Wilmslow is ideally situated in a highly convenient location, just a short walk from Gorsey Bank Primary School, making it perfect for families. The property also lies within easy reach of the natural beauty of Lindow Common, offering scenic outdoor space for leisure and relaxation. Wilmslow town centre is close by, providing a wide range of shops, cafes, and amenities, while Wilmslow train station is easily accessible, offering fast and direct links to Manchester, London, and beyond.

### IMPORTANT INFORMATION

Council Tax Band: D

EPC grade: D

Heating - Gas central heating (radiators)

Mains - Gas, Electric, waters and drains

Property Construction- Brick built with tiled roof

Flood Risk: Very low risk of surface water flooding and from rivers.

Broadband\*\*: Ultrafast available at the house.

Mobile Coverage\*\*: Good outdoor and indoor with EE, Good outdoor with Three and Vodaphone.

Parking: Off road parking to the front of the property.

Rights of Way & Restrictive Covenants: TBC

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.

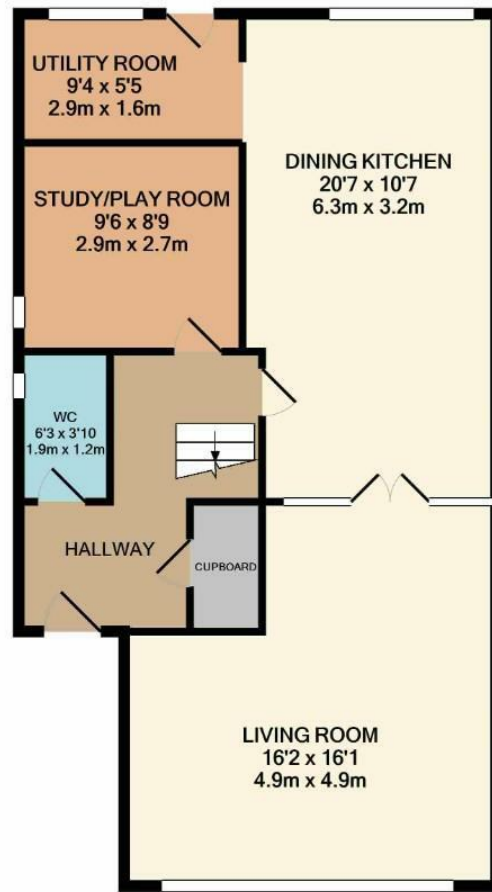
Postcode: **SK9 5NQ**

What 3 Words: **complains.tend.mining**

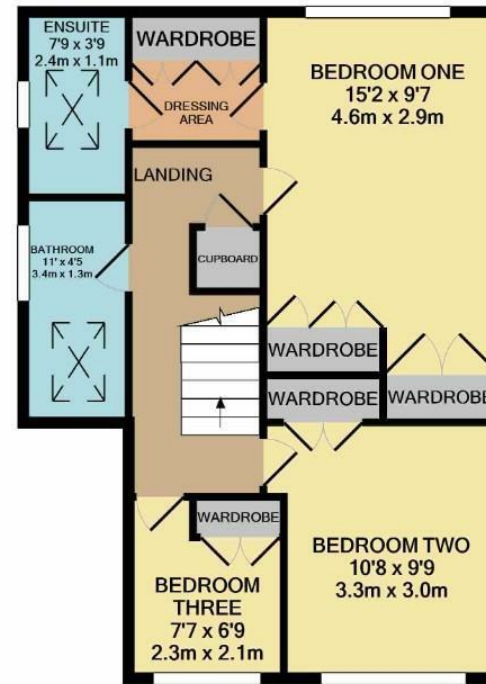
Council Tax Band: **D**

EPC Rating: **C**

Tenure: **Freehold**



GROUND FLOOR  
APPROX. FLOOR  
AREA 683 SQ.FT.  
(63.4 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 510 SQ.FT.  
(47.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1193 SQ.FT. (110.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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