

14 Stanneylands Road

Wilmslow, Cheshire, SK9 4ER



*mosley jarman*





## 14 Stanneylands Road, Wilmslow, Cheshire, SK9 4ER

**Asking Price £850,000**

Video Tour available- This beautifully extended and immaculately presented four bedroom, three bathroom 1930s detached family home occupies a prominent corner plot in a highly convenient location, just a short stroll from the town centre and train station. The home exudes charm and character, blending classic period features with modern comforts, including UPVC double glazing, gas-fired central heating with underfloor heating to the ground floor, ample off-street parking, an integral garage, and mature, well-tended gardens.

A welcoming entrance porch opens into a spacious hallway, accessed through elegant double doors adorned with stained-glass leaded lights. The generously proportioned triple-aspect living room, complete with a characterful inglenook, connects seamlessly to a delightful garden room or children's lounge through oak bi-folding doors. This bright and versatile space features further bi-fold doors that open onto the rear garden, creating a harmonious indoor-outdoor living experience.

At the heart of the home lies a striking living kitchen, thoughtfully designed with sleek contemporary cabinetry, quartz work surfaces, a Quooker boiling water tap, integrated appliances, and a central peninsula island. The kitchen flows effortlessly into a cosy living/dining area via additional oak bi-fold doors. A spacious utility room and a stylish modern shower room complete the ground floor accommodation.

Upstairs, the generous landing leads to a large principal bedroom featuring a private dressing area and an en-suite shower room. Three further well-proportioned bedrooms and a luxurious main bathroom provide comfortable accommodation for family and guests alike.



- Extended 1930s four detached family home
- Prominent corner plot
- Off road parking for several cars
- Mature, well-tended gardens
- Utility room
- Extremely well presented throughout
- Three bathrooms
- Integral garage
- Stylish living kitchen
- Freehold





### The Grounds & Gardens

To the front, a private driveway offers off-road parking for several vehicles and gives access to the attached garage. Encompassing the house on all sides, the gardens have been thoughtfully landscaped and zoned into distinct areas, including a formal lawned garden, a charming cottage-style vegetable garden, and practical workshops. With a private outlook to both the front and rear, this exceptional home offers the perfect balance of character, convenience, and modern living.

### The Location

Wilmslow is a vibrant, sought-after town located in Cheshire, renowned for its blend of scenic beauty, excellent transport links, and a strong sense of community. Known for its high standard of living, Wilmslow offers a variety of shops, restaurants, and local amenities, making it a popular choice for families and professionals alike. The town is surrounded by picturesque countryside, including the nearby Bollin Valley, offering plenty of outdoor recreational opportunities. With its close proximity to Manchester, excellent schools, and easy access to Wilmslow train station, which provides direct routes to London, Wilmslow is a perfect balance of convenience and rural charm. Its attractive combination of lifestyle and location makes it one of the most desirable places to live in the region.

### Important Information

Council Tax Band: G

EPC grade: TBC

Heating - Gas central heating (radiators) and under floor heating to ground floor

Mains - Gas, Electric, waters and drains

Property Construction- Brick built with tiled roof

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

Broadband\*\*: Virgin Media- FTTP (Fibre to the Premises). You may also be able to obtain broadband service from these Fixed Wireless Access providers covering your area for Openreach, EE & Three\*

Mobile Coverage\*\*: Mobile coverage at the property available with all main providers\*.

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

Rights of Way & Restrictive Covenants: No

Water Meter- Present at Property

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 4ER**

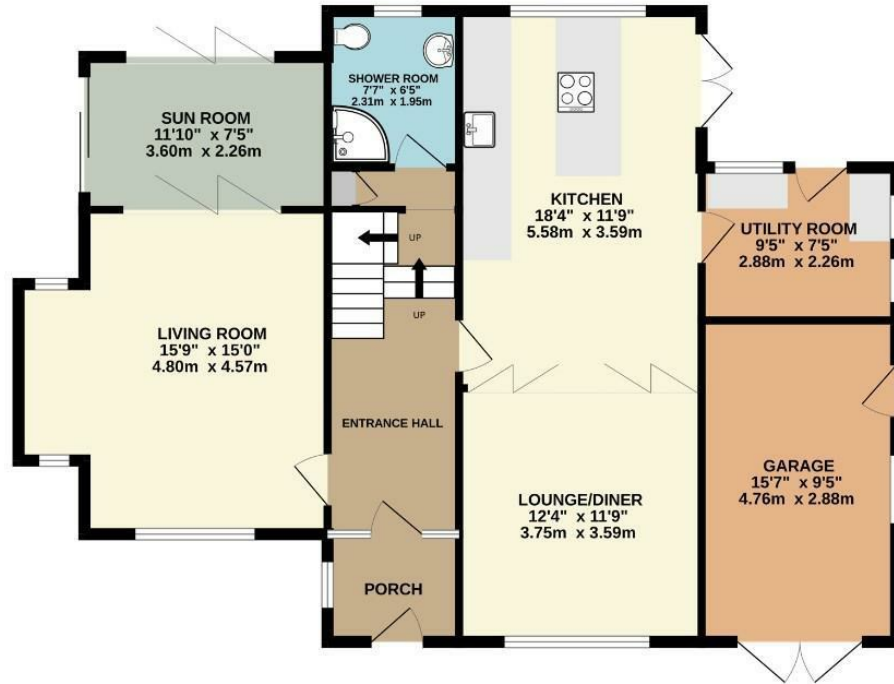
What 3 Words: **flows.tubes.curving**

Council Tax Band: **G**

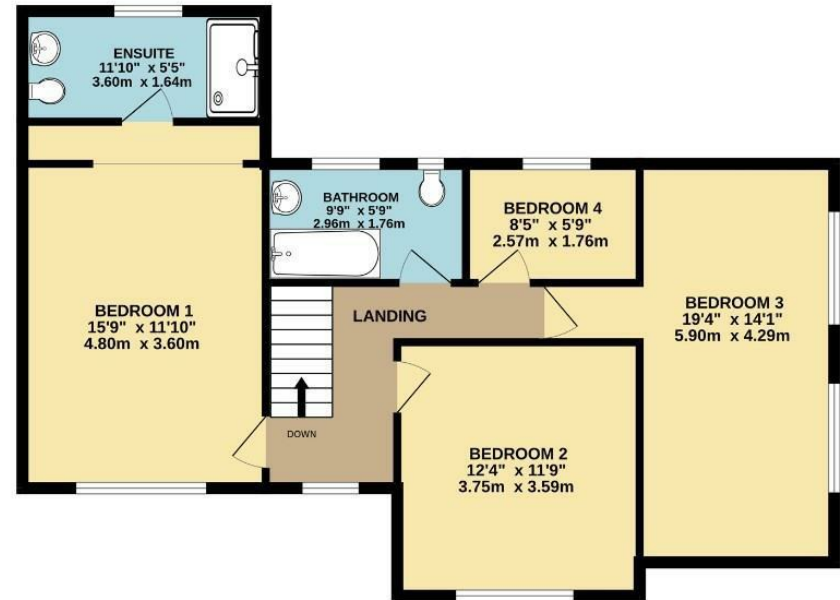
EPC Rating: **C**

Tenure: **Freehold**

GROUND FLOOR  
1075 sq.ft. (99.8 sq.m.) approx.



1ST FLOOR  
804 sq.ft. (74.7 sq.m.) approx.



TOTAL FLOOR AREA : 1879 sq.ft. (174.6 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.

Made with Metropix ©2025

44 Alderley Road, Wilmslow, Cheshire, SK9 1NY

Email: [wilmslow@mosleyjarman.co.uk](mailto:wilmslow@mosleyjarman.co.uk)

T: 01625 444899  
[www.mosleyjarman.co.uk](http://www.mosleyjarman.co.uk)

*mosley jarman*

PROPERTY MISDESCRIPTIONS ACT 1991: The Agents has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.