



19 Briarwood, Wilmslow, Cheshire, SK9 2DH

mosley jarman

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£2,450 Per Calendar Month

- Superbly appointed townhouse enjoying a sought after position within Wilmslow Park
- Envidable position within the private cul-de-sac
- Quality fixtures and fittings throughout
- Light and airy accommodation arranged over three levels
- First floor has a private sun-terrace with delightful open views to the rear over Bollin Valley
- Three double bedrooms, each with ensuite
- Impressive 31' open plan living/dining kitchen on the ground floor
- Enclosed courtyard garden to the rear. Parking for two cars to the front
- EPC Rating - D
- Council Tax band - E (Cheshire East)





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Briarwood is a private development in Wilmslow Park within walking distance to the Train Station, the town & Bollin River Valley. Nestled in a private cul-de-sac, the accommodation is arranged over three levels and briefly reveals: Entrance hall with tiled floor and glass door leading to an impressive 31' open plan living/dining kitchen complete with appliances and separate utility room. A staircase leads to the first floor landing, where a delightful light and airy living room is situated with sliding French doors leading to a private balcony/sun terrace area, taking full advantage of the location and offering open views over the Bollin Valley. There is a modern fitted shower room and the first of three double bedrooms (the bedroom has access to the shower room). A second staircase leads to the second floor landing, which provides access master bedroom which has a large ensuite bathroom and a further double bedroom with an open-plan ensuite. Outside, to the front is private off road parking for two cars. To the rear is a courtyard style, enclosed garden. UNFURNISHED. AVAILABLE: 8th of AUGUST 2025

IMPORTANT INFORMATION

Parking - Off road parking for two cars at the front of the property

Heating - Gas central heating

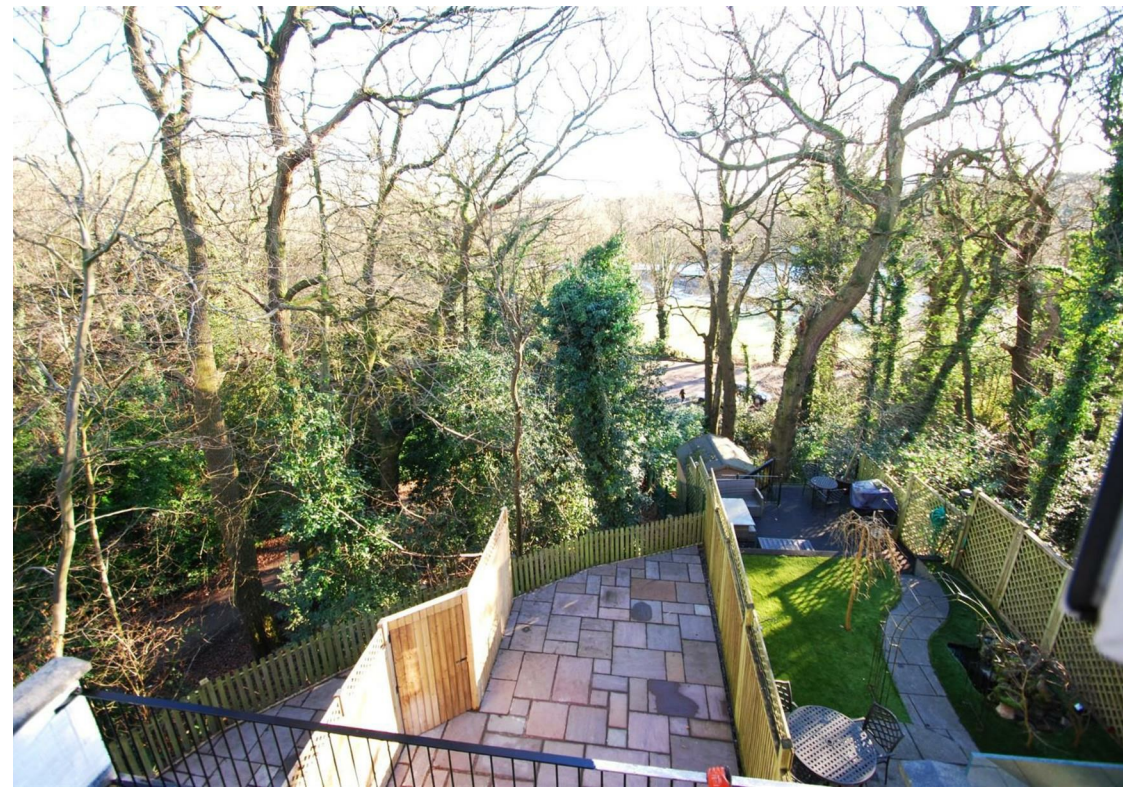
Mains - Gas, Electric and Water

Refuse - Cheshire East Council operate a chargeable garden waste disposal service. For full details please visit cheshireeast.gov.uk/gardenbin

Broadband providers - Openreach. You may also be able to obtain broadband service from these Fixed Wireless Access providers covering your area for EE and Three

Mobile providers - EE, O2, Three and Vodafone

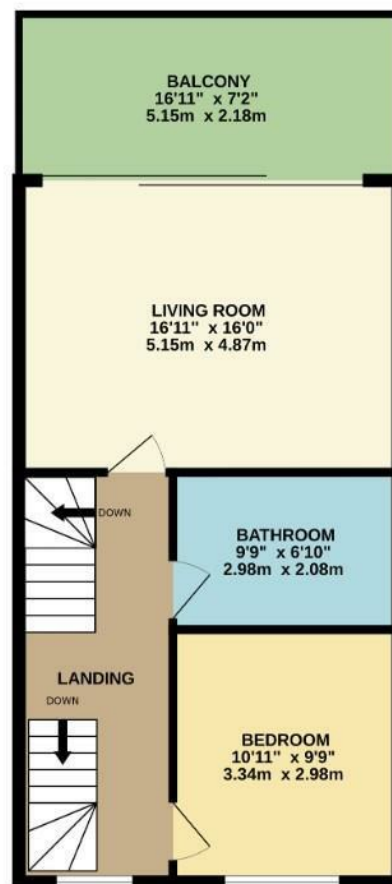
*Broadband and mobile providers information taken from the Ofcom mobile and broadband checker



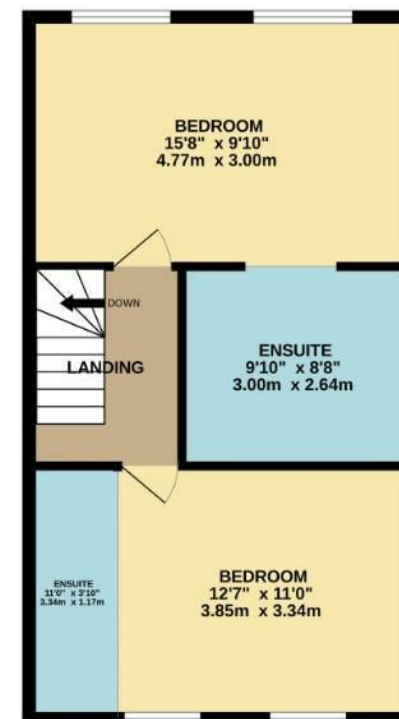
GROUND FLOOR
612 sq.ft. (56.8 sq.m.) approx.



1ST FLOOR
501 sq.ft. (46.6 sq.m.) approx.



2ND FLOOR
501 sq.ft. (46.6 sq.m.) approx.



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TOTAL FLOOR AREA: 1615 sq.ft. (150.0 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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