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16 Chequers Road, Chorlton, M21 9DY

Guide Price £925,000

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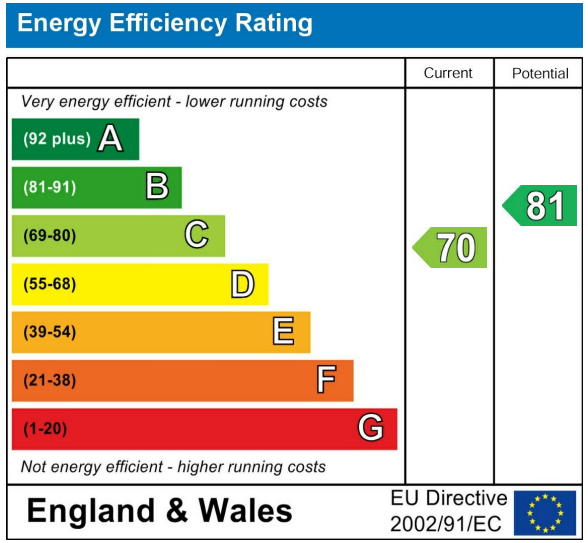
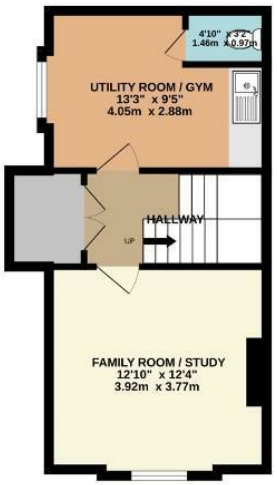
The Property

Nestled on a highly regarded and sought after road just off Beech Road is this magnificent FIVE DOUBLE BEDROOM SEMI-DETACHED PERIOD PROPERTY of character which offers a unique blend of contemporary family living and timeless elegance. Spanning over 2000sqft VERSATILE ACCOMMODATION OVER FOUR FLOORS this superb property provides ample space for both relaxation and entertainment and further benefits from a DRIVEWAY as well as a thoughtfully landscaped WESTERLY FACING GARDEN. The property will prove an ideal family home and is ideally situated only a short stroll from all local amenities and transport links in Chorlton Village, the vibrant scene of Beech Road with its array of independent shops, cafes and restaurants plus there are multiple schools and parks all within easy reach. The accommodation briefly comprises: covered porch, entrance hallway, spacious lounge with original cast iron fireplace, stunning OPEN PLAN LIVING/DINING/KITCHEN with dual aspect windows, modern fitted kitchen with integrated appliances, UNDERFLOOR HEATING plus BI-FOLDING DOORS opening to the rear garden. The lower ground floor reveals a further reception room, ideal for use as a home office/ family room along with a utility room/home gym and w/c. To the first floor there are three generously proportioned double bedrooms and main family bathroom, fitted with a stylish three piece suite and UNDERFLOOR HEATING while the second floor reveals two further double bedrooms, each with feature exposed wooden beams and shower room fitted with a modern three piece suite. Double glazing and gas central heating have been installed. Externally to the front of the property there is a walled garden with mature plants and shrubs plus a driveway which extends to the side and offers ample off road parking. To the rear, a fenced and enclosed garden enjoys a sunny westerly aspect and has been mainly laid to lawn with beds stocked with an array of mature plants and shrubs. Early viewing is most highly recommended.

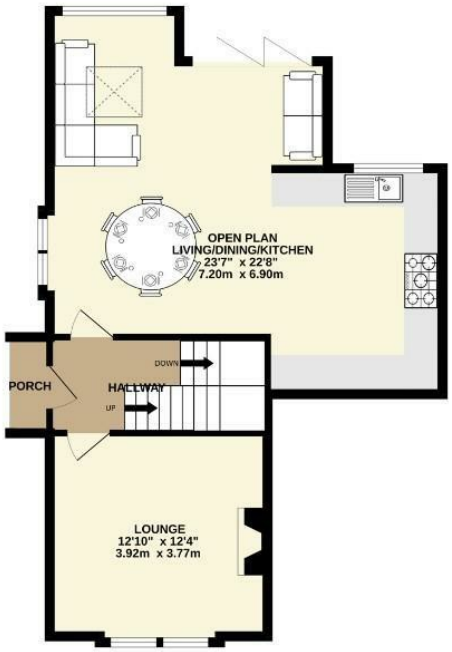
- Superbly presented semi detached period family residence
- Five double bedrooms, two bathrooms + three reception rooms
- Westerly facing rear garden
- Driveway providing off road parking
- Sought after road just off Beech Road in catchment area for Brookburn Primary School
- Spacious, versatile accommodation over four floors
- Short stroll to Chorlton Village, the Metro, Beech Road and Chorlton Ees
- Many original features retained
- Move-in ready condition having been stylishly decorated and updated throughout
- Council Tax: C. EPC: C



LOWER GROUND FLOOR
366 sq.ft. (34.0 sq.m.) approx.

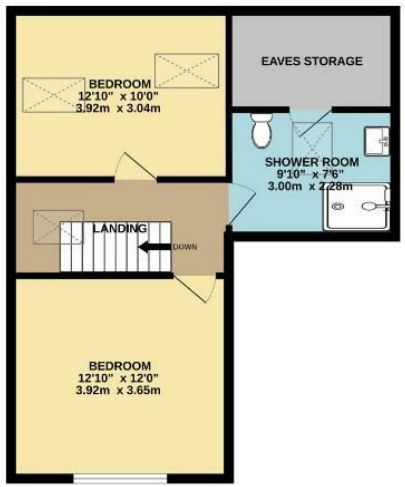


GROUND FLOOR
638 sq.ft. (59.3 sq.m.) approx.



1ST FLOOR
547 sq.ft. (50.8 sq.m.) approx.

2ND FLOOR
487 sq.ft. (45.2 sq.m.) approx.



TOTAL FLOOR AREA : 2038 sq.ft. (189.3 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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