jordan fishwick

23 Aspen Close, Congleton, CW12 1GN

Located in the desirable location which forms part of the 'Cranberry Gardens' estate built by the highly acclaimed Redrow Homes is this exquisite, THREE DOUBLE BEDROOM, DETACHED home which offers a perfect blend of comfort and modern living. In brief the property comprises; entrance hallway with stairs to the first floor, downstairs WC, dual aspect living room, dining kitchen and separate utility room. To the first floor, there are three double bedrooms (master complete with an en-suite shower room, ensuring a private retreat for relaxation) and family bathroom. Externally, there is a delightful Westerly facing garden, which is both fenced and enclosed, making it an ideal space for children to play or for hosting summer gatherings. The garden includes two patios, perfect for 'Al fresco' dining, alongside a well-maintained lawn area. For those with vehicles, the property offers a convenient driveway with off-road parking for two vehicles, ensuring ease of access and security. The layout is thoughtfully designed to maximise natural light, creating a warm and inviting atmosphere throughout. Viewing highly recommended.

£350,000

Viewing arrangements
Viewing strictly by appointment through the agent
01625 434000

GROUND FLOOR

Entrance Hallway
Accessed via composite front door. Stairs to first floor landing. Radiator. LVT flooring.

Downstairs WC
Wall mounted sink unit with mixer tap and push button low level WC. LVT flooring. Radiator. Inset spotlights.

Living Room
18'5" x 10'8"
Dual aspect living room with uPVC double glazed window to front and side aspect. Two radiators. TV point.

Dining Kitchen
18'5" x 10'8"
Fitted with a range of base and wall mounted units with work surfaces over incorporating a stainless steel sink unit with mixer tap and drainer. Four ring gas hob with extractor hood over. Built-in AEG double oven. Integrated fridge freezer with matching cupboard fronts. Inset spotlights. LVT flooring. Space for dining table and chairs. Two radiators. uPVC double glazed window to front and side aspect. uPVC double glazed French doors opening to the garden.

Utility Room
7'3" x 5'8"
Fitted with a base unit with work surface over incorporating a stainless steel sink unit with mixer tap and drainer. Space for washing machine and dryer. Inset spotlights. LVT flooring. Radiator. uPVC double glazed door giving access to the rear.

FIRST FLOOR

Landing
uPVC double glazed window to rear aspect. Radiator. Loft access (the vendor has advised that the loft space is partially boarded). Useful over-stairs storage cupboard housing the boiler.

Bedroom One
10'8" x 9'5" to wardrobe front
Good size master bedroom with space for king size bed and drawers. Built-in wardrobes. Radiator. uPVC double glazed window to front aspect. TV point.

En-Suite
Fitted suite comprising; push button low level WC, wall mounted sink unit with mixer tap and shower cubicle. uPVC double glazed window to side aspect. Tiled flooring. Inset spotlights. Chrome ladder style towel radiator.

Bedroom Two
10'8" x 10'0"
Good size second bedroom with space for double bed and wardrobes. uPVC double glazed window to front aspect. Radiator.

Bedroom Three
11'0" x 8'7"
Excellent size third bedroom with space for double bed and drawers. uPVC double glazed window to side aspect. Radiator.

Family Bathroom
Fitted suite comprising; push button low level WC, wall mounted sink unit with mixer tap and panelled bath with shower over and screen to side. uPVC double glazed window to front aspect. Tiled flooring. Inset spotlights. Chrome ladder style towel radiator.

OUTSIDE

Driveway & Gardens
To the front, the property is set back from the road behind a front garden and driveway which provides off road parking for two vehicles.

To the side, accessed from the dining kitchen, is a well proportioned garden which is fenced and enclosed with two patio areas ideal for 'Al-fresco' dining or to just simply relax. There is also a lawned area separating the two terraces. Outside water tap.

TENURE
The vendor has advised that the property is Freehold and that the council tax band is D.
We would advise any perspective buyer to confirm these details with their legal representative.

Anti Money Laundering - Note
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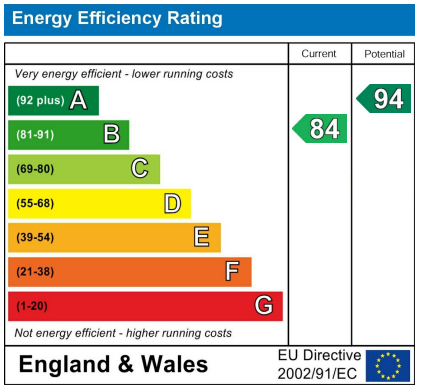
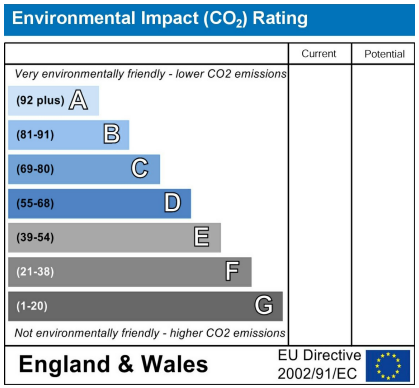
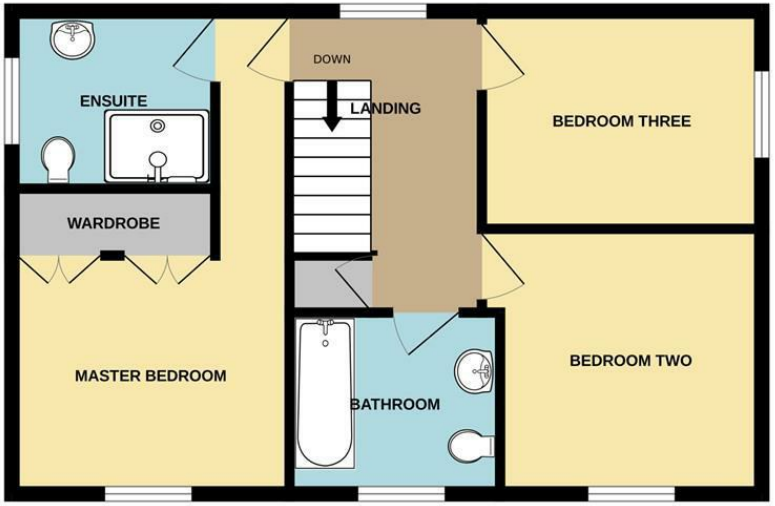




GROUND FLOOR

1ST FLOOR



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Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

01625 434000

macclesfield@jordanfishwick.co.uk

www.jordanfishwick.co.uk