



1 Longden Street, Macclesfield, Cheshire, SK10 1NQ

A spacious two bedroom terraced property located within a most desirable and sought after area close to Macclesfield canal and countryside, within walking distance of the local amenities and just a short distance of the town centre, local schools and excellent public transport links. The property is arranged over three floors and in brief comprises; a bright dual-aspect living room. Stairs lead down to the open-plan kitchen and dining area which benefits from access to a convenient downstairs WC and the private rear garden. The first floor offers two bedrooms and a family bathroom. Outside, the private rear garden features a covered seating area, ideal for year-round entertaining along with a low-maintenance artificial lawn.

£200,000

Viewing arrangements

Viewing strictly by appointment through the agent

01625 434000

Location

Set in Cheshire's plains, on the fringe of the Peak District National Park, Macclesfield combines the old with the new. Originally a medieval town, Macclesfield became the country's 'Silk' capital in the 1750's, whilst it still retains that heritage, in recent years it has grown to become a thriving business centre. Macclesfield is a modern shopping centre with a range of leisure facilities to suit most tastes. There is a popular monthly Treacle Market which is a bustling Arts, Antiques, Crafts, Food and Drink Market, held on the cobbles of the town centre with around 140 stalls of exceptional food and drink, unique crafts and vintage and information from the Macclesfield community. There are many independent and state primary and secondary schools. The access points of the North West Motorway network system, Manchester International Airport and some of Cheshire's finest countryside are close at hand. Intercity rail links to London Euston and Manchester Piccadilly can be found at Macclesfield and Wilmslow railway stations as well as commuter rail links to the local business centres.

Directions

Proceed out of Macclesfield along Buxton Road. Take the fourth left onto Longden Street and the property will be found on the right hand street.

Dual Aspect Living Room

19'6 x 13'0

Dual aspect living room with double glazed window to the front and rear aspect. Two radiators. Stairs down to the dining kitchen and stairs to the first floor.

Stairs Down To The Dining Kitchen

Kitchen

10'0 x 8'7

Fitted with a range of shaker style base units with work surfaces over and matching wall mounted cupboards. Sink unit with mixer tap and drainer. Five ring gas hob with contemporary extractor hood over and oven below. Space for an American fridge/freezer and washing machine. Recessed ceiling spotlights. Double glazed window and door to the rear aspect.

Dining Area

13'0 x 11'0 max

Versatile room currently used as a sitting room. Breakfast bar. Radiator.

Downstairs WC

Larder storage space. Push button low level WC and wash hand basin.

The First Floor

Access to the loft space.

Loft Room

Velux window. Power and light. Radiator.

Bedroom One

11'6 x 8'5

Double bedroom with double glazed window to the front aspect. Ceiling coving. Radiator.

Bedroom Two

9'6 x 6'0

Single bedroom with double glazed window to the rear aspect. Ceiling coving. Radiator.

Bathroom

Fitted with a white suite comprising; panelled bath with shower over, push button low level WC and pedestal wash hand basin. Ladder style radiator. Recessed ceiling spotlights.

Outside

Garden

The private rear garden features a covered seating area, ideal for year-round entertaining along with a low-maintenance artificial lawn. Fenced and enclosed with a courtesy gate to the rear.

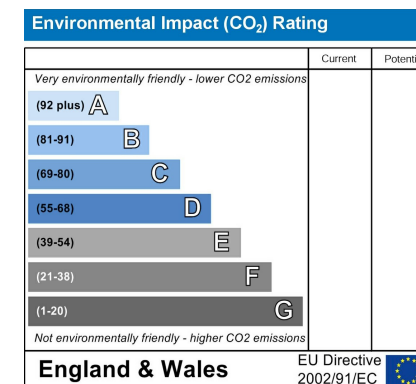
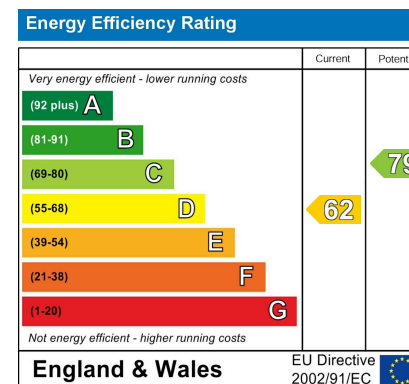
Tenure

The vendor has advised us that the property is Freehold and that the council tax band is B.

We would advise any prospective buyer to confirm these details with their legal representative.

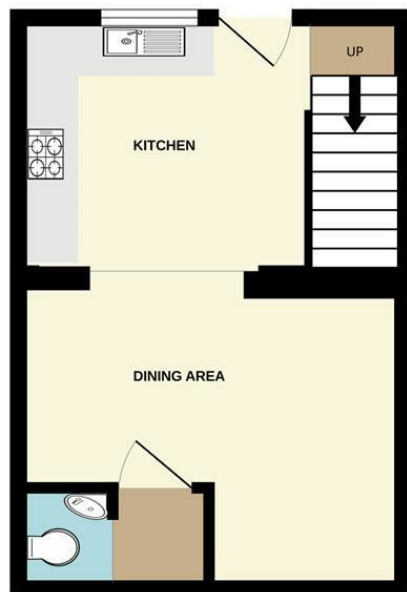
Anti Money Laundering - Note

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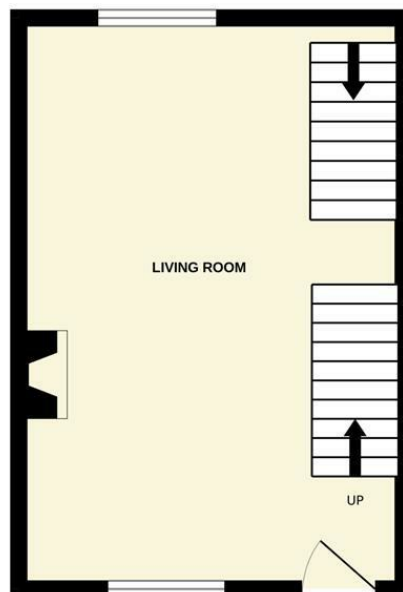




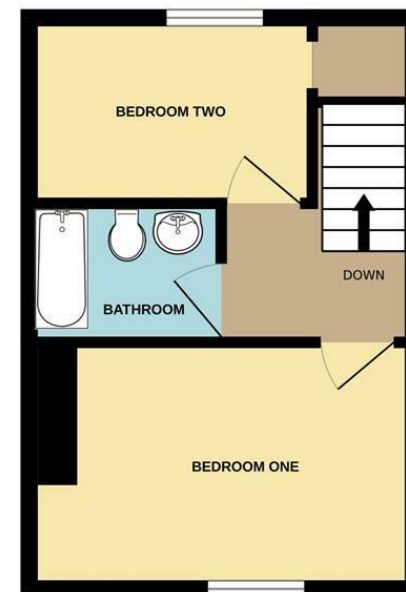
BASEMENT



GROUND FLOOR



1ST FLOOR



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