

*jordanfishwick*

84 CAMBRIDGE ROAD MACCLESFIELD SK11 8JW

£200,000



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**\*\* NO ONWARD CHAIN \*\*** A well presented Mews, located in a quiet cul-de-sac set back from the main road and convenient for nearby schools, Macclesfield College, South Park and not far from Macclesfield town centre. In brief the property comprises; living room and kitchen on the ground floor. To the first floor are two bedrooms and a bathroom fitted with a white suite. Externally, to the rear is a private fenced and enclosed Westerly facing garden mainly laid to lawn with a patio area. To the front there is a driveway providing off road parking.

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

From our office proceed down the hill turning right on to Sunderland Street. Proceed through the second set of traffic lights/crossroads onto Park Street and over the roundabout onto Park Lane. Proceed and continue through the traffic lights/crossroads, taking the 4th right into Cambridge Road, The property is then located in a small cul-de-sac located directly on the left.

Living Room

12'5" x 12'0"  
Double glazed window to the front aspect. Laminate floor. Radiator.

Breakfast kitchen

12'0" x 7'8"  
Fitted with a range of base units with work surfaces over and matching wall mounted cupboards. Inset stainless steel sink unit with mixer tap and drainer. Four ring electric hob with oven below. Space for a washing machine. Wall mounted boiler. Double glazed window and door to the rear aspect. Radiator.

Stairs To First Floor Landing

Access to the loft space.

Bedroom One

10'0 x 9'0  
Double bedroom with double glazed window to the front aspect. Over stairs storage cupboard. Laminate floor. Radiator.

Bedroom Two

9'8" x 6'01"  
Single bedroom with double glazed window to the rear aspect. Radiator.

Bathroom

6'10" x 5'07"  
Fitted with a white suite comprising; panelled bath with shower off the taps and screen to the side, low level WC and pedestal wash basin. Part tiled walls. Double glazed window to the rear aspect. Radiator.

Westerly Facing Rear Garden

To the rear is a private fenced and enclosed Westerly facing garden, mainly laid to lawn and a patio area.

Driveway

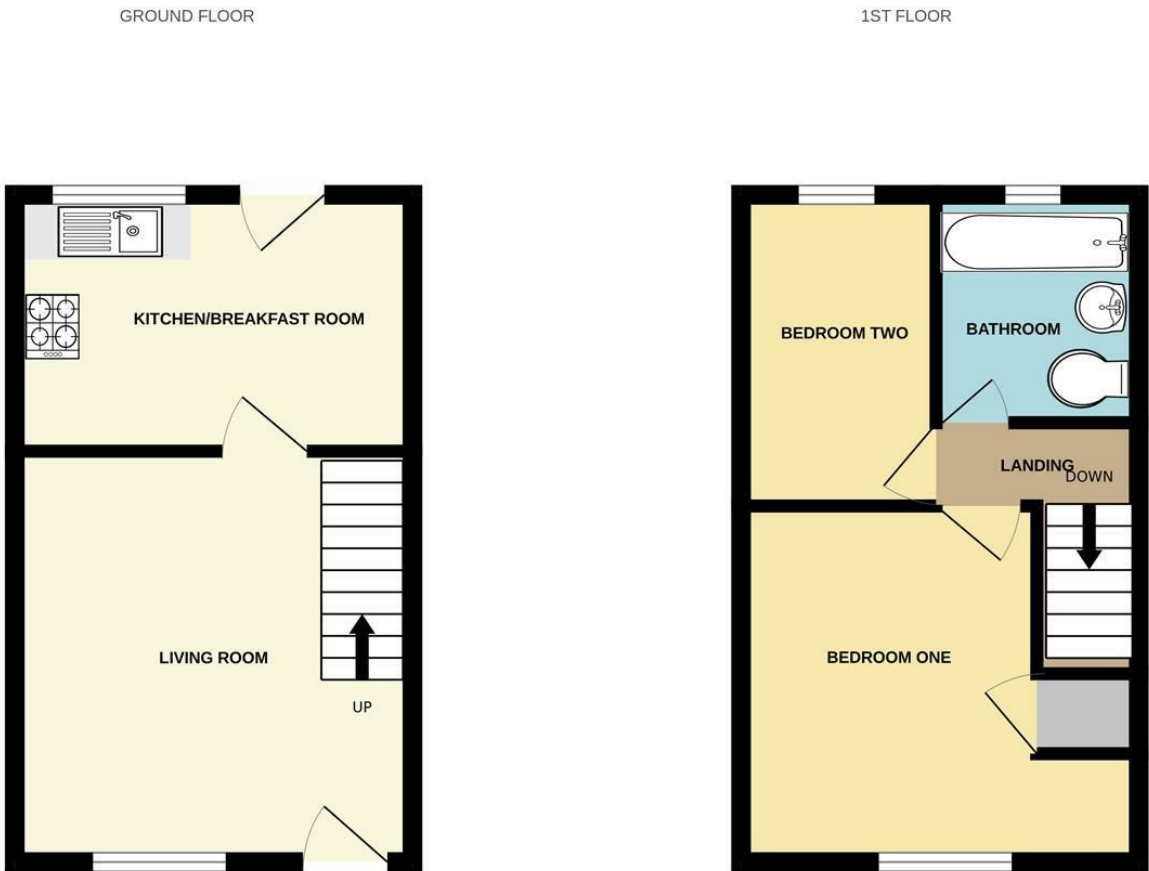
A driveway to the front providing off road parking.

Tenure

The vendor has advised us that the property is Freehold.  
The vendor has also advised us that the property is council tax band B.  
We would recommend any prospective buyer to confirm these details with their legal representative.

Anti Money Laundering - Note

To be able to sell or purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.



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