jordan fishwick

225 WHIRLEY ROAD MACCLESFIELD SK10 3JJ

£490,000

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** NO ONWARD CHAIN ** Set in the semi-rural area of Whirley is this beautifully presented detached home offering easy access to the surrounding countryside and is just a short walk from Whirley Primary School. Positioned back from the road behind a generous gate, the property opens onto a spacious driveway providing ample off road parking. Recently remodelled by the current owner, the home has been thoughtfully transformed into an exceptional family residence. Great care and attention to detail have been applied throughout creating a perfect balance of style and practicality for future owners. With stunning interior design and a distinctive finish, this is an ideal property for those seeking something truly special. In brief, the property comprises; reception hallway, living room featuring a log burning stove, spacious dining kitchen, dining room/third bedroom and a stylish shower room. To the first floor there are two double bedrooms and a family bathroom. The property is set back behind a generous driveway, which extends around to a fantastic garden, mainly laid to lawn with a paved patio area ideal for relaxing and entertaining family and friends. The garden is bordered by a variety of shrubs, timber panel fencing and hedging.

Location
Whirley Road is long established as a favourable and sought after location. A prime residential area given its abundance of established individual properties. All though is a semi rural area, there are local shops at Broken Cross, excellent schools and a leisure centre not too far away with a bus services that caters for the short journey into the centre of town and surround areas. Macclesfield town centre itself is a modern shopping centre with a range of leisure facilities to suit most tastes. 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 Chester Road (passing the fire station on the left hand side) to the roundabout at Broken Cross, carry straight over onto Chelford Road and take the first right onto Whirley Road. Continue along Whirley Road, passing the school and the property will be found on the right hand side, just before Sandy Lane.

Reception Hallway
15'0 x 10'0
Accessed via a composite front door. Attractive wood laminate floor. Stairs to the first floor. Two radiators.

Living Room
16'0 x 11'0
Decorated in neutral colours and featuring a log burning stove. Double glazed window to the front aspect. Radiator.

Dining Kitchen
16'0 x 15'2
Fitted with a range of base units with work surfaces over and matching wall mounted cupboards. Tiled splash backs. Inset stainless steel sink unit with mixer tap and drainer. Four ring electric hob with extractor hood over. Built in double oven. Integrated dishwasher with matching cupboard front. Ample space for a dining table and chairs. Wood laminate floor. Recessed ceiling spotlights. Radiator. Double glazed window to the rear and side aspect. Door to the garden.

Dining Room/Bedroom Three
11'5 x 10'1
Versatile room with double glazed window to the rear aspect. Radiator.

Shower Room
Fitted with a modern white suite comprising; walk in shower, push button low WC with concealed cistern and vanity wash hand basin. Tiled walls. Recessed ceiling spotlights. Electric shaver point. Chrome ladder style radiator. Double glazed window to the side aspect.

Stairs To The First Floor

Bedroom One
13'2 x 11'6
Double bedroom with double glazed window to the rear aspect. Built in storage cupboard and additional storage to the eaves. Radiator.

Bedroom Two
13'0 x 10'8
Double bedroom with double glazed window to the front aspect. Built in storage cupboard and additional storage to the eaves. Radiator.

Bathroom
Fitted with a white suite comprising; panelled bath with shower over and screen to the side, push button low level WC and pedestal wash hand basin. Part tiled walls. Electric shaver point. Recessed ceiling spotlights. Double glazed window to the side aspect. Radiator.

Outside

Driveway
The property is set back behind a generous driveway which provides ample off road parking. Hedging and flower beds to the borders.

Integral Garage
16'5 x 9'1
Up and over door. Plumbing for a washing machine and space for additional appliances. Power and lighting. Boiler. Access to the loft space. Double glazed window to the rear aspect.

Garden
To the rear and side is a fantastic garden, mainly laid to lawn with a paved patio area ideal for relaxing and entertaining family and friends. The garden is bordered by a variety of shrubs, timber panel fencing and hedging.

Tenure
The vendor has advised us that the property is Freehold and that the council tax is band E.
We would advise 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.

Measurements are approximate. Not to scale. Illustrative purposes only
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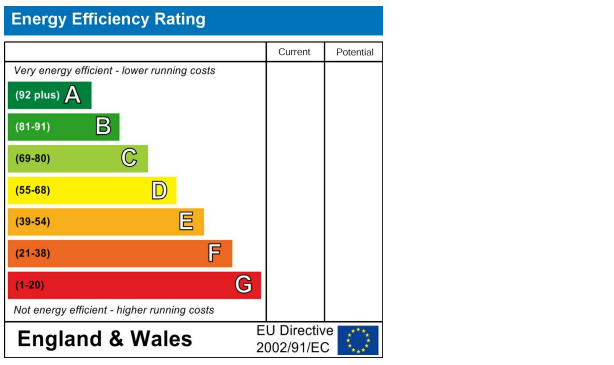

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