



**jordan fishwick**

Sedgeford Close

£2,400 PCM



## Sedgeford Close, Wilmslow, SK9 2GG

£2,400 PCM

FURNISHED AVAILABLE NOW

Located on the ever-popular Villas development this detached property has just had a full redecoration and new carpets.

With local shops and the A34 along with Wilmslow, Alderley Edge and Manchester International Airport only a short drive away this super family home is located on a quiet cul de sac.

Offering bright and very well-maintained accommodation with gas fired central heating and double glazing. Entrance hall, lounge, good sized dining kitchen with patio doors to rear garden, utility room with door to garden, downstairs WC.

To the first floor four good sized bedrooms main bedroom with en suite, family bathroom with shower over bath, single garage, good sized fully enclosed rear garden. Off road parking for 2 cars.

Contact Wilmslow 01625 536300 £2400.00pcm

COUNCIL TAX E

EPC D

### LOCATION

The Villas development always proves to be a popular location with a great community feel. Well-proportioned family homes with good sized gardens all help to make this road an excellent choice for families moving into the area. This development of houses is set next to the shops on Summerfields and is always a popular spot as it offers excellent access to the transport links along with spacious and well thought out accommodation.

Jordan Fishwick Estate and Letting Agents Wilmslow office is located in a prime position central to the bustling and stylish town centre. With our impressive frontage it's impossible to miss our attractive office.

Managed by Guy Grainger, Partner, who has been an Estate Agent since 1980, and has a wealth of local knowledge and experience

With busy sales and lettings departments all under the same roof along with our independent mortgage advisor on hand the Wilmslow branch has everything you need to help with your sales or lettings transactions.

Knowledgeable and friendly staff also compliment the range of services we offer and we are known throughout the Wilmslow area for our proactive approach in helping people find their dream home

### DIRECTIONS

From our Wilmslow office proceed north on Alderley road until you reach the traffic lights, take a right onto Manchester Road when you reach the roundabout take the third exit onto Bollin Valley Link and at the next roundabout take the first exit onto the A34, proceed until the next round about and take the first exit onto Dean row at the next roundabout take the second exit onto Dean row road, then take the first left onto Alveston Drive and soon after, the first right once on Alveston Drive, follow the road around and take the turning on the left hand side onto Sedgeford Close POSTCODE - SK9 2GG



- DETACHED
- SPACIOUS FAMILY HOME
- FOUR BEDROOMS
- TWO BATHROOMS
- CUL DE SAC LOCATION
- COUNCIL TAX E
- EPC D

Postcode - SK9 2GG

EPC Rating - D

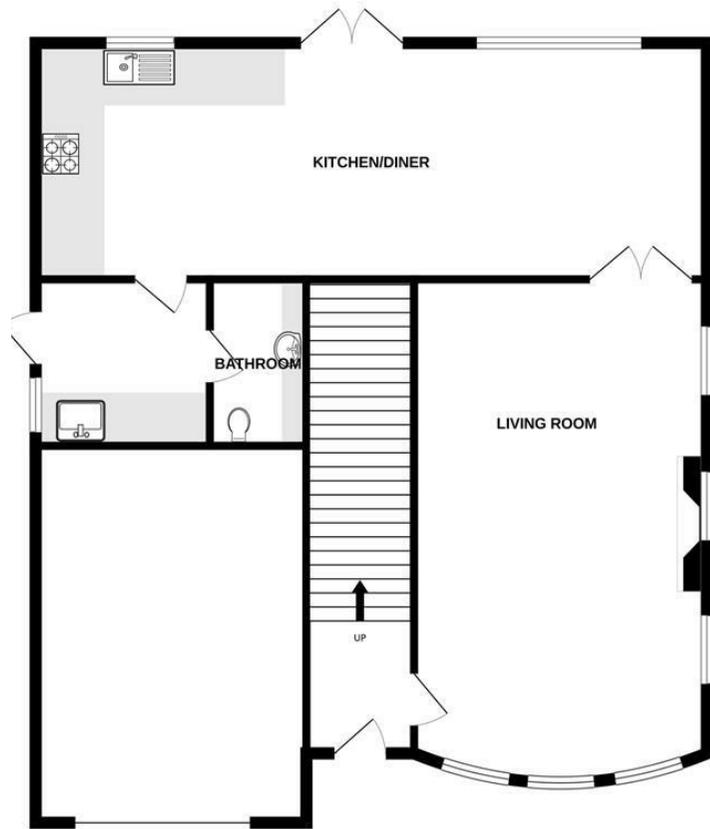
Floor Area - sq ft

Local Authority - Cheshire East Council

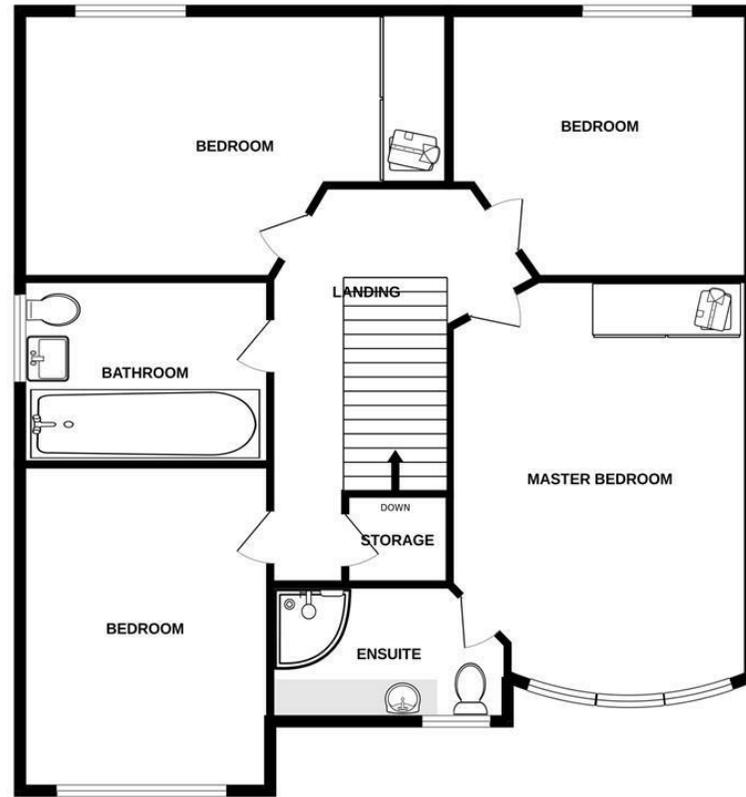
Council Tax - E



GROUND FLOOR  
1158 sq.ft. (107.6 sq.m.) approx.



1ST FLOOR  
1239 sq.ft. (115.1 sq.m.) approx.



TOTAL FLOOR AREA : 2397 sq.ft. (222.7 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

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