



*jordan* fishwick

ALTRINCHAM  
Thornlea

**Thornlea, Altrincham, WA15 8WL**

**Asking Price £385,000**



## The Property

A well-presented mid-terrace family home ideally located on the popular Thornlea in Altrincham, within easy reach of the town centre, excellent schools and superb transport links.

The property offers a spacious and versatile ground floor featuring a large sitting room which can also be used as a dining area, with direct access to the generous rear garden- ideal for modern family living and entertaining. The contemporary kitchen has been recently renovated and includes a range of built in appliances, complemented by a convenient downstairs WC.

To the first floor is a spacious master bedroom with en-suite shower room, alongside a second generous double bedroom which also benefits from access to the loft, providing excellent storage. The third bedroom is ideal for a home office, nursery or guest room. The first floor also hosts a generous family bathroom.

Externally, the property enjoys a driveway with off-road parking for two-vehicles and a larger than average garden for a mid-terrace home.

The location is a key highlight, with Stamford Park Primary School, St Vincent's Catholic Primary School and in catchment to Altrincham Grammar School. Altrincham town centre, the Metrolink, shops, cafe's and local amenities are all within walking distance, making this an excellent choice for families and commuters alike.

## Directions

**WA15 8WL**



- Freehold
- South Facing Garden
- Off Road Parking for Two Cars
- Three Bedrooms
- Two Bathrooms and Downstairs W.C
- Newly Fitted Kitchen - Fully Intergrated
- Walking Distance to Altrincham Town Centre
- Within Catchment of Highly Regarded Schools.
- Council Tax Band D - £2,123 p.a.
- 810 SQFT



**Postcode - WA15 8WL**

**EPC Rating -**

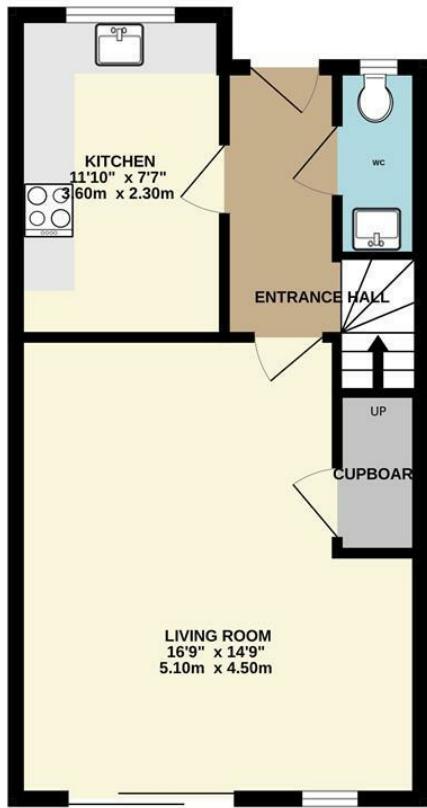
**Floor Area - 810.00 sq ft**

**Local Authority - Trafford**

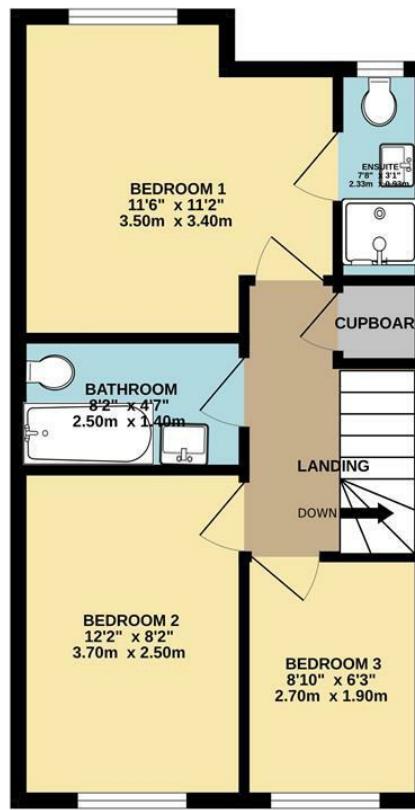
**Council Tax - D**



GROUND FLOOR  
405 sq.ft. (37.6 sq.m.) approx.



1ST FLOOR  
405 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA: 810 sq.ft. (75.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

0161 929 9797

[hale@jordanfishwick.co.uk](mailto:hale@jordanfishwick.co.uk)  
[www.jordanfishwick.co.uk](http://www.jordanfishwick.co.uk)