



jordan fishwick

3 CUMBER CLOSE WILMSLOW SK9 6ED
Guide Price £355,000

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Located on Cumber Close this stylish three bedroom well proportioned mid terrace property is offered to the market with No Vendor Chain. Located within a highly popular south Wilmslow location the property consists of the following accommodation. The property is approached via a paved pathway with mature lawned front garden with privacy hedgerow. On entry to the property there is an entrance hallway with access to the living room and open plan kitchen dining space. A staircase with understairs storage leads to the first floor accommodation. The living room is well proportioned whilst the open plan kitchen dining space is highly sociable with the kitchen being fitted with a matching range of base and wall units with several integrated kitchen appliances and a tiled floor. A rear uPVC double glazed door leads to the garden. A contrasting oak laminate floor creates a separation to the dining area with a further set of UPVC double glazed sliding patio doors to the conservatory. Located on the first floor there are three bedrooms and a family bathroom. Both bedroom one and two are generously proportioned double bedrooms while the family bathroom is fitted with a modern three-piece white bathroom suite with stylish grey tiled splashback and a heated towel rail. Located on the landing there is an airing cupboard housing the gas combination Worcester boiler and a separate and storage cupboard adding further capacity for storage. Externally to the rear of the property the garden is enclosed with perimeter fencing and a useful rear gate provides external garden access from the rear. The garden is laid to lawn with slate chippings forming a patio area. Garage to the side of the property with a parking area Infront offering off road parking.



TOTAL FLOOR AREA: 912 sq ft. (84.7 sq.m.) approx.
Measurements are approximate. See to scale. Illustrative purposes only. Made with Metronix 2020.



- No Chain
- Mid Terrace
- South Wilmslow Location
- Garage
- Conservatory
- Garden to front and rear
- Double glazed and GCH

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
	EU Directive 2002/91/EC		EU Directive 2002/91/EC		

Energy Efficiency Rating: 72 (Current), 87 (Potential)
 Environmental Impact (CO₂) Rating: D (Current), B (Potential)