



jordanfishwick

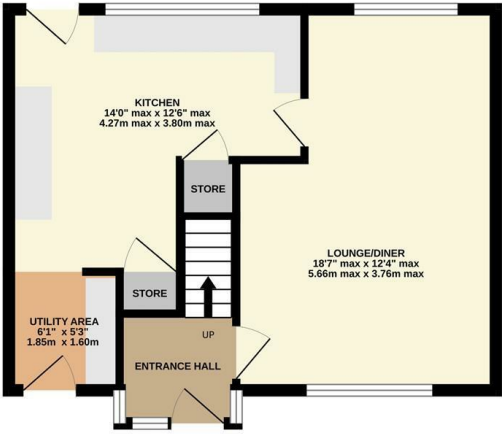
11 CUDDINGTON WAY HANDFORTH SK9 3SU
Guide Price £259,950

11 CUDDINGTON WAY HANDFORTH SK9 3SU

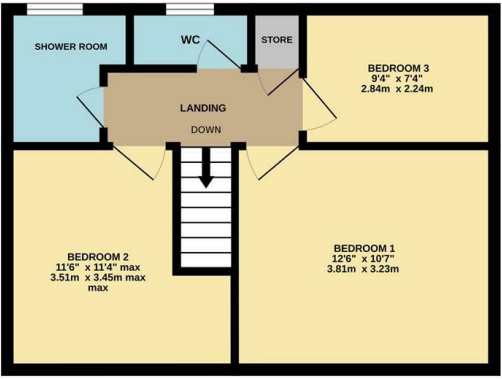
Jordan Fishwick are pleased to bring this well presented three bedroom terrace in a Handforth location to the market. The home offers spacious accommodation, generous gardens and excellent transport links. The property is ideally positioned within walking distance of Handforth Village, Handforth Dean Retail Park and Stanley Green, whilst also being just a short drive from Wilmslow with its wide selection of shops, bars, restaurants and leisure facilities. Excellent road and rail connections provide easy access to Manchester, Stockport and the wider Cheshire area. The property in brief comprises; a welcoming entrance hallway, a bright and spacious open-plan lounge and dining area with views over the rear garden, and a contemporary L-shaped kitchen with adjoining utility area. The kitchen provides ample storage and worktop space, as well as a handful of integrated appliances. To the first floor, there are two generously sized double bedrooms and a third single bedroom. The modern shower room provides a walk in shower enclosure and stylish vanity hand wash basin. There is a separate WC to complete the accommodation upstairs, adding extra convenience for family living. Externally, the property benefits from a large, enclosed rear garden, laid mainly to patio, with plenty of space for outdoor furniture and entertaining, as well as a further sizeable garden to the front aspect which provides artificial grass area and great kerb appeal. With its combination of space, location and modern presentation, this property represents an excellent opportunity for a wide range of buyers. Viewings are strongly recommended.



GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2025



- Three Bedroom
- Large Enclosed Rear Garden
- Open Plan Living Dining
- Modern Kitchen
- Contemporary Shower Room
- Popular Location

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(92 plus) A	
(81-91) B	87
(69-80) C	
(55-68) D	61
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

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