

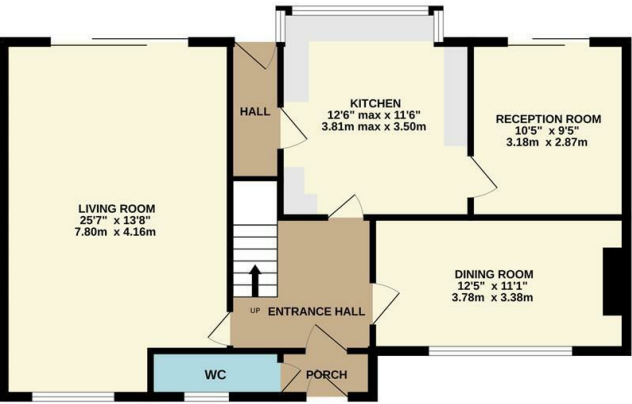


32 HYLTON DRIVE CHEADLE HULME SK8 7DH

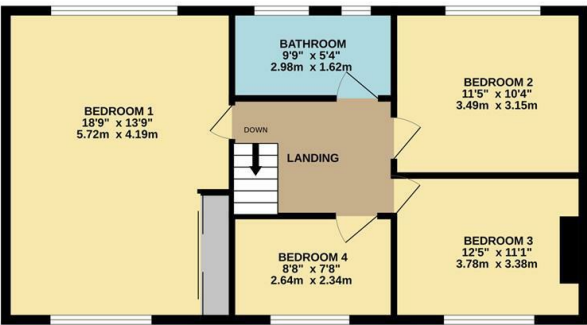
Jordan Fishwick are delighted to offer for sale this substantial and well presented four bedroom semi-detached family home, occupying a generous plot on highly sought after Hylton Drive in Cheadle Hulme. Boasting ample off road parking for multiple vehicles, a beautifully maintained front garden and a large private rear garden, this impressive property offers spacious and versatile accommodation throughout. The ground floor comprises a welcoming entrance porch and hallway, an exceptionally spacious living room with patio doors opening onto the garden, a separate dining room, a modern fitted kitchen with integrated double oven and five-burner hob, an additional sitting room and a convenient downstairs WC. To the first floor are four well proportioned bedrooms and a contemporary family shower room, while a spacious loft room, accessed via a fold-down ladder, provides excellent additional storage. Ideally suited to growing families, this superb home is conveniently located close to highly regarded schools, local amenities and excellent transport links. Early viewing is highly recommended to fully appreciate the size, presentation and outstanding potential this fantastic property has to offer.



GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only
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- Large southerly facing garden to the rear
- Driveway for ample parking
- Spacious living space
- Well presented Accommodation
- Four bedrooms
- Garage
- Cul de sac location

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	75

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(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	