



Chelford
Dixon Drive


IRLAM
of Knutsford



Chelford, SK11 9BX

Dixon Drive

£480,000



The Property

This charming detached bungalow comes well presented throughout and offers generous, flexible living space with potential for further modernisation and development (subject to relevant permissions). Sitting in an enviable position on a quiet yet highly sought-after road at the heart of Chelford Village, the property boasts fantastic access to all local amenities, with the Village's shops, pubs and facilities being in within a short walk. Also on the doorstep are countryside walks and bike rides. Just a few minutes' drive away are the towns of Knutsford and Alderley Edge, and the local railway station benefits from a direct route into Manchester. The house itself offers ample living and bedroom space, with flexibility provided by the generous room proportions. Particular mention must be made of the large, bright reception spaces, each with double doors leading to the rear patio.

The property is approached via a beautiful front garden, laid mainly to lawn and with a brick paved driveway providing off-road parking for multiple vehicles, and leading to the integral garage offering further

parking and/or storage. To the rear is an enclosed garden, well-stocked with a variety of mature shrubs, trees and flowers. A decked patio provides the perfect spot for outdoor dining and entertaining whilst enjoying the scenic outlook over open countryside.

Directions

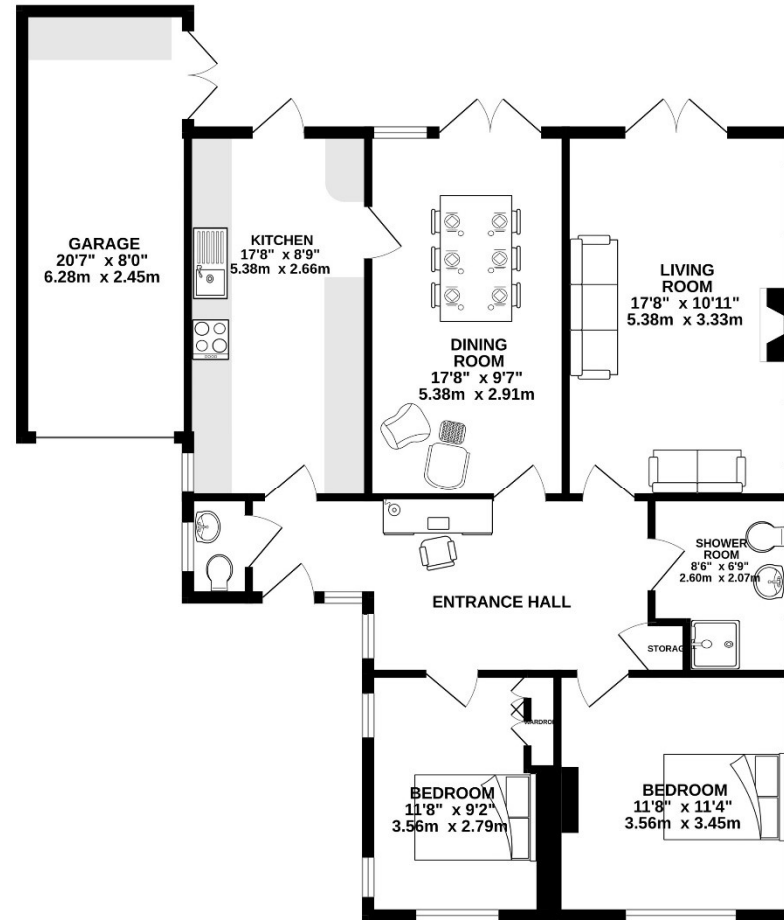
From the roundabout in Canute Square travel along King Edward Road (A50) turning left at the traffic lights passing the railway station. Continue through the traffic lights onto the A537 signed Chelford and proceed through Ollerton. On entering Chelford, pass the Egerton Arms public house on the left and take the next left into Dixon Drive where the property can be found on the left-hand side.

- A well-presented detached bungalow
- Situated within a short stroll of Chelford Village and railway station
- Generous room proportions throughout
- 2/3 double bedrooms
- Modern fitted kitchen
- Rear garden with decked patio and views over country fields
- Integral garage & driveway parking
- No chain

Postcode – SK11 9BX
EPC Rating – C
Tenure – Freehold
Local Authority – Cheshire East
Council Tax – Band E



GROUND FLOOR
1125 sq.ft. (104.5 sq.m.) approx.



TOTAL FLOOR AREA : 1125 sq.ft. (104.5 sq.m.) approx.

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