



Knutsford
Tabley Close


IRLAMS
of Knutsford

Knutsford, WA16 0NP

Tabley Close

£460,000



The Property

This well presented three bedroom semi-detached property has been much extended over the years by the current owners to now provide light, spacious and flexible living accommodation. The property is in good order however would now benefit from a general scheme of refurbishment, offering potential to further extend, refurbish and remodel (subject to relevant permissions). Particular mention must be made of the generous reception space with separate dining room off the kitchen, and spacious primary bedroom.

Located in an ever-popular position, forming a development of similar properties in the heart of the town, close to all local amenities and Egerton School whilst being ideally positioned for all major network links to the Northwest and beyond.

The property is approached over a brick laid driveway, providing ample off-road parking, leading to the front entrance and integral garage, flanked by open lawned garden with feature planting. Laid to lawn in the main with a range of well stocked borders containing a wealth of plants and foliage, all fully enclosed by wood lap fencing and mature hedging.

Directions

From the roundabout in Canute Square travel along Manchester Road (A50) turning left into Sugar Pit Lane. Take the first right into Queensway and right again into Freshfields. Tabley Close will be seen on your left.



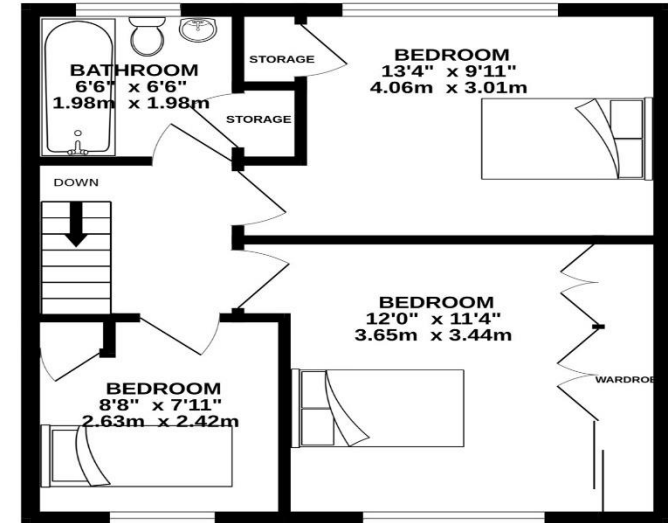
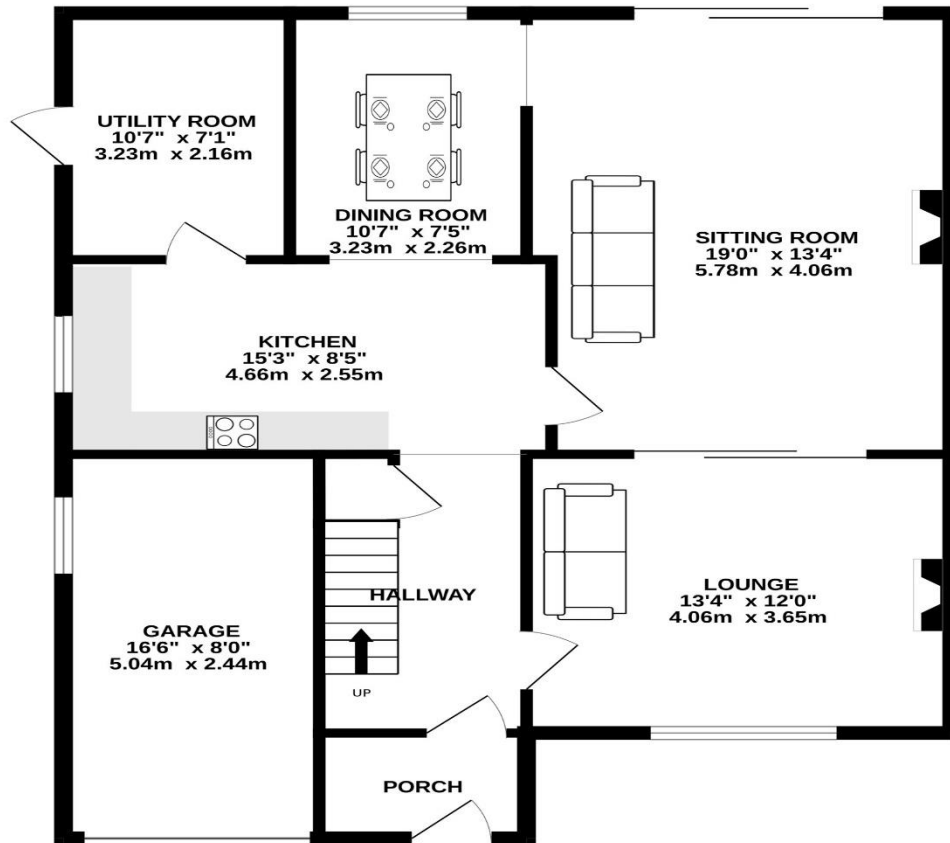
- Potential to extend and remodel
- Situated in a convenient location near the town centre
- Open Living/dining room
- Three bedrooms
- Brick laid driveway
- No chain

Postcode – WA16 0NP
EPC Rating – TBC
Local Authority – Cheshire East
Council Tax – Band D



GROUND FLOOR
921 sq.ft. (85.6 sq.m.) approx.

1ST FLOOR
433 sq.ft. (40.2 sq.m.) approx.



TOTAL FLOOR AREA : 1354 sq.ft. (125.8 sq.m.) approx.

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