



Alton Drive, Macclesfield, SK10 2RT.  
£185,000

Whittaker  
& Biggs Est. 1930

## 24 Alton Drive, Macclesfield

This well-presented, two double bedroom home benefits from an end of row position and is situated away from the road along this pleasant leafy pathway having a small green to the front. The accommodation, which has double glazing and is warmed by a combination central heating system, comprises; entrance hall, a 15ft living room with dual aspect windows, an attractive breakfast kitchen with high gloss fitted units and a useful adjoining laundry room. To the first floor, there are two good-sized double bedrooms and a bathroom with a white suite. Outside, there is a good-sized, private garden having been landscaped by the current owner to provide an Indian stone patio and a beautifully well-stocked bedding area. To the side of the property there is a gated pathway, which provides direct access from front to back. To the front is a small garden area with hedging and a gated access. There are handy shopping facilities close-by and the property provides a convenient place to live for those working at Astra Zeneca and at Barracks Mill Retail Park etc. A great all-round property - a prompt viewing of which is suggested to avoid missing out!



## ACCOMMODATION

### Entrance Hall

Radiator. Composite front door with double glazed window to side. Under stairs storage cupboard. Double glazed window to side.

### Living Room 15' 8" x 10' 6" (4.78m x 3.20m)

Double glazed windows to front and rear. Two radiators. Laminate flooring.

### Breakfast Kitchen 11' 11" x 9' 6" (3.63m x 2.89m)

High gloss fitted kitchen units to base and eye level. Gas hob and electric oven. Stainless steel extractor fan. metro tiled splash backs. Inset ceiling lights. Integrated fridge/freezer. Integrated dish washer. Radiator. Storage cupboard. Stainless steel sink unit with mixer tap. Double glazed window to rear.

### Laudry Room 6' 4" x 4' 8" (1.93m x 1.42m)

Space and plumbing for washing machine. Space and vent for dryer. Glow Worm gas central heating combination boiler. Composite double glazed door to side. Double glazed window. Metro tiled splash backs.

### Landing

Double glazed window to front. Radiator. Storage cupboard. Loft hatch.

### Bedroom One 12' 4" x 10' 9" (3.77m x 3.28m)

Laminate flooring. Double glazed window to rear. Radiator.

### Bedroom Two 11' 9" x 9' 3" (3.58m x 2.81m)

Laminate flooring. Double glazed window to rear. Radiator.

### Bathroom 7' 9" maximum measurement x 6' 0" (2.35m x 1.84m)

White suite comprising panel bath with mixer shower over and mixer tap with shower attachment. Pedestal wash basin. W.C. Radiator. Double glazed window to front. Part metro tiled walls.

### Outside Store 6' 4" x 5' 7" (1.94m x 1.69m)

A useful garden store with light and power.

### Outside

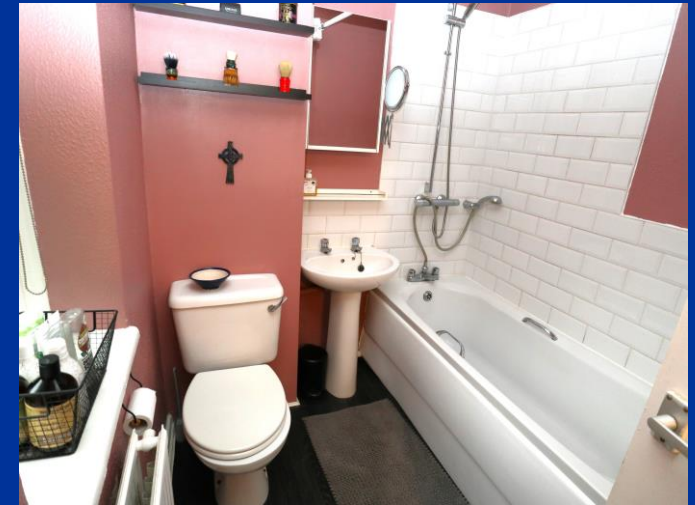
To the rear is a good sized Indian stone patio. There are well stocked bedding areas and a slated area. There is an outside water tap, courtesy light and a geted pathway to side. The garden has fencing and wicker screening.

Note:

Council Tax Band: B

EPC Rating:

Tenure: believed to be Freehold





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2024

## Directions

Proceed away from town along Hurdsfield Road. Take the fourth turning on the left into Queens Avenue and then right onto Brocklehurst Avenue. Turn left onto Carisbrook Avenue and left again onto Alton Drive. The property is found immediately along the pathway on the left.

**IMPORTANT:** Whittaker & Biggs for themselves and for the vendors or lessors of this property whose agents they are give notice that the particulars are produced in good faith and are set out as a general guide only and do not constitute any part of a contract and no person in the employment of Whittaker & Biggs estate agents has any authority to make or give any representation or warranty in relation to this property. The agent has not tested any apparatus, equipment, fittings or services and so cannot guarantee they are in working order, or fit for their purpose. The agent would also like to point out that the majority of the photographs used on their brochures and window displays are taken with non standard lenses.

2 - 4 Church Street Macclesfield Cheshire SK11 6LB

T: 01625 430044

E: macclesfield@whittakerandbiggs.co.uk

[www.whittakerandbiggs.co.uk](http://www.whittakerandbiggs.co.uk)

Est. 1930  
**Whittaker  
& Biggs**