



48 Grimshaw Lane, Bollington, SK10 5NB

Hibbert Homes are delighted to present this fantastic four double bedroom semi-detached townhouse. The Modern Family Design brings sophisticated and intelligent living to the professionals of Bollington; each home portraying the perfect balance of design and function.

This property briefly comprises from a large and inviting hallway upon entrance, with a w/c. At the rear of the home you will find a highly spacious and open plan kitchen and living space, with a bespoke kitchen holding modern integrated appliances throughout, and an attractive kitchen island. A pleasant living area at the rear of the room, with large French Doors and two sky lights invites brilliant levels of natural lighting into this part of the home. The first floor features a master bedroom with en-suite shower room, fourth bedroom and a modern family bathroom, whilst to the second floor are two further bedrooms, the third with an additional en-suite.

Externally to the rear is a private enclosed garden mainly laid lawn with patio. These modern homes have been built in a desirable and well established community with easy access to local amenities. Macclesfield Canal and the Middlewood way are close to home as well as some great local schools and convenient motorway links, making Grimshaw Lane a location that's hard to beat.

EPC Rating - B.
Council Tax Band - E.
Available From - 18th December 2025.

PHOTOS and VIRTUAL TOUR ARE OF A GUIDANCE PURPOSE ONLY.

£1,800 PCM



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	85	
(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

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		
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