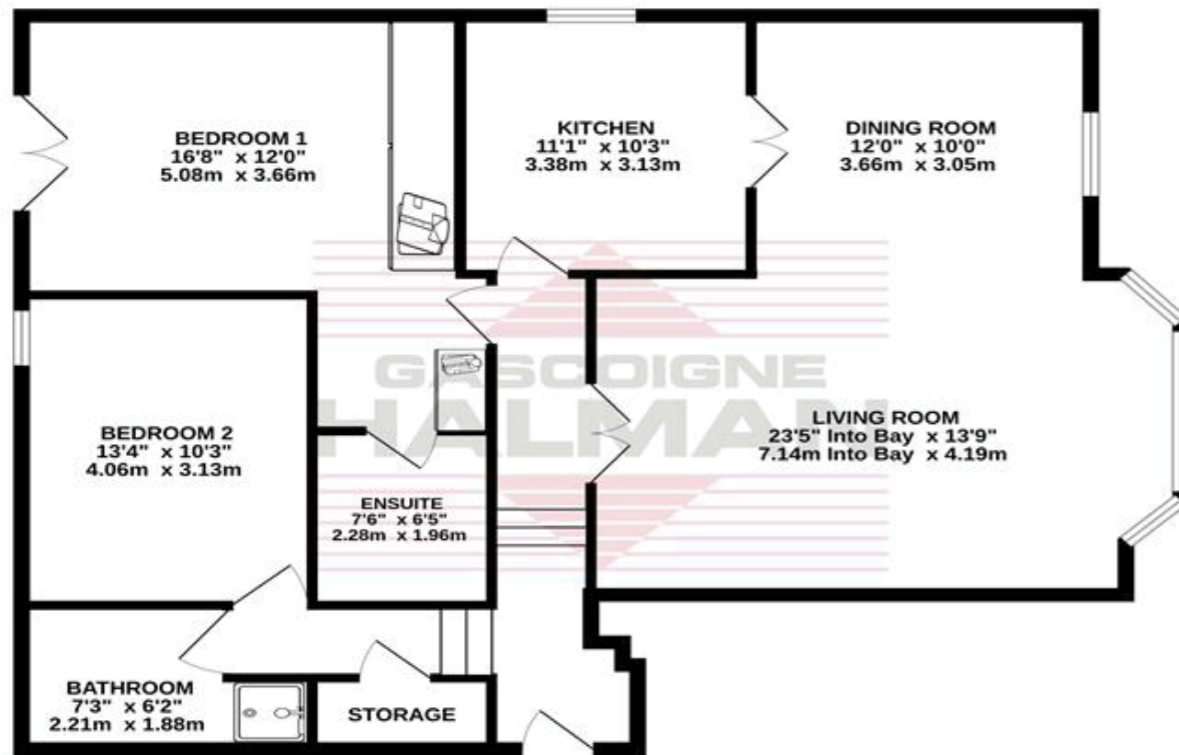


11 MILTON CRESCENT

Cheadle

£330,000

GROUND FLOOR
1115 sq.ft. (103.6 sq.m.) approx.



TOTAL FLOOR AREA: 1115 sq.ft. (103.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, 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.
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NOTICE
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Cheadle

91, High Street, CHEADLE SK8 1AA

0161 428 1118 cheadle@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

An impressively large GROUND FLOOR apartment, boasting lovingly maintained accommodation with a generous PRIVATE BALCONY, set within an exclusive development boasting SECURE UNDERGROUND GATED PARKING, only a short stroll to Cheadle Village and it's local amenities.

- A Lovingly Maintained And Generous Ground Floor Apartment
- Set Within The Exclusive Development 'Westford Villas'
- Generous Private Balcony Overlooking Rear Gardens
- Boasting A Large Living/ Dining Room With Bay Window

- Substantial Bedroom With Modern Ensuite Bathroom
- Conveniently Close To Cheadle Village And Local Amenities
- Pleasant & immaculately maintained Communal Gardens
- Secure Underground Gated Parking

£330,000

11 MILTON CRESCENT

Cheadle



Occupying a fine position in the sought-after 'Westford Villa', within easy reach of Cheadle Village, a substantial ground floor apartment, in need of some modernisation, boasting a large private balcony overlooking the idyllic communal gardens, with the benefit of secure gate parking.

'Westford Villas' exudes an air of grandeur, with commanding double front elevations, and charming contrasting brickwork, offering a highly convenient setting close to Cheadle, whilst enjoying enveloping well maintained communal grounds, and benefiting from both a lift to all floors and private underground parking. Upon entrance of the building, the apartment is

located towards the rear of the entrance hall, with the accommodation beginning with a substantial entrance hall with useful storage cupboard, to the left is the second bedroom, large in size, and enjoying a bathroom across the corridor, towards the end of the entrance hall you will find access to the main bedroom, Kitchen and Living/ dining Room, the Main bedroom, again large size but also benefiting from an en-suite, fitted wardrobes and double doors out to the private balcony area. The Generous living/ dining room opens via twin doors complete with rear bay window and feature fireplace. Off the living room is the separate dining kitchen, boasting a range of base and wall units and dining area.

Externally the home benefits from a substantial private balcony to the rear overlooking the charming communal gardens, whilst there is also secure underground gated parking.

LOCATION

Cheadle offers a good selection of shops, pubs and restaurants and provides excellent educational facilities for children of all ages. Cheadle Royal Shopping Centre is close by together with access to the A34 by-pass which leads to Handforth Dean and Stanley Green Retail Park. Motorway connections to the M60 are available at both ends of the village, Manchester International Airport is easily accessible, whilst railway stations are situated at nearby Gatley and Cheadle Hulme.

DIRECTIONS

SK8 INT

TENURE

Leasehold with an original term of 125 years from 1st March 1995

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Stockport MBC

VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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GASCOIGNE HALMAN