



**GASCOIGNE  
HALMAN**

Cranleigh Drive, Cheadle  
**Asking Price £350,000**

THE AREA'S LEADING ESTATE AGENCY







Tucked away in a quiet Cheadle cul-de-sac, this stylish three-bedroom semi-detached home features a block-paved driveway, a private south-facing garden, and a modern interior perfect for first-time buyers or families. With a sleek integrated kitchen, stylish bathroom, spacious through lounge/diner, and close proximity to Cheadle Village, local schools, and transport links, this is a must-see property in a prime location.

## Property details

- Cul-de-sac location in popular Cheadle
- Block-paved driveway for off-road parking
- South-facing private rear garden with patio
- Welcoming hallway with under-stairs utility cupboard
- Modern integrated kitchen with Bosch appliances and French doors
- Spacious through lounge & dining room with bay window
- Three well-proportioned bedrooms including a stylish master
- Contemporary white-tiled three-piece bathroom



## About this property

Situated in a cul-de-sac within the ever-popular area of Cheadle, this well-presented three-bedroom semi-detached home offers a fantastic opportunity for first-time buyers and growing families alike. Boasting a block-paved driveway and a beautifully maintained south-facing rear garden, the property combines comfort, style, and convenience in equal measure.

Internally, the home features a welcoming entrance hallway with a useful utility cupboard & storage beneath the stairs. The modern, fully integrated kitchen is equipped with appliances including a Bosch oven, integrated dishwasher, fridge/freezer, and microwave, with French patio doors opening out to the garden-perfect for indoor-outdoor living. A bright and spacious through lounge and dining room benefits from a bay-fronted window, feature fireplace, and sliding patio doors to the rear.

Upstairs, the property offers two well-sized double bedrooms and a comfortable single room, with the stylish master bedroom providing a calm and contemporary retreat. A modern, white-tiled three-piece bathroom completes the accommodation.

Externally the property enjoys a south facing aspect, the garden features a well-maintained lawn, a paved patio and a useful garden shed for additional storage.

Positioned close to Cheadle Village, well-regarded local schools, and excellent transport links, this is a home not to be missed. Early viewing is highly recommended.

Under the Estate Agents Act 1979 we hereby notify any intending purchaser that the owner of this property is a member of staff at Gascoigne Halman, Cheadle.













## DIRECTIONS

SK8 2DJ

## COUNCIL TAX BAND

C

## TENURE

Freehold

## 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.

## EFFICIENCY RATING

## PRIMARY SOURCE OF HEATING

Gas fired hot water radiators

## PRIMARY ARRANGEMENT FOR SEWERAGE

Mains Supply

## PRIMARY SOURCE OF ELECTRICITY

Mains Supply

## PRIMARY SOURCE OF WATER

Mains Supply

## BROADBAND CONNECTION

Fibre to the premises

## ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

No

## ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

No

## THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

No

## SOURCES OF FLOODING

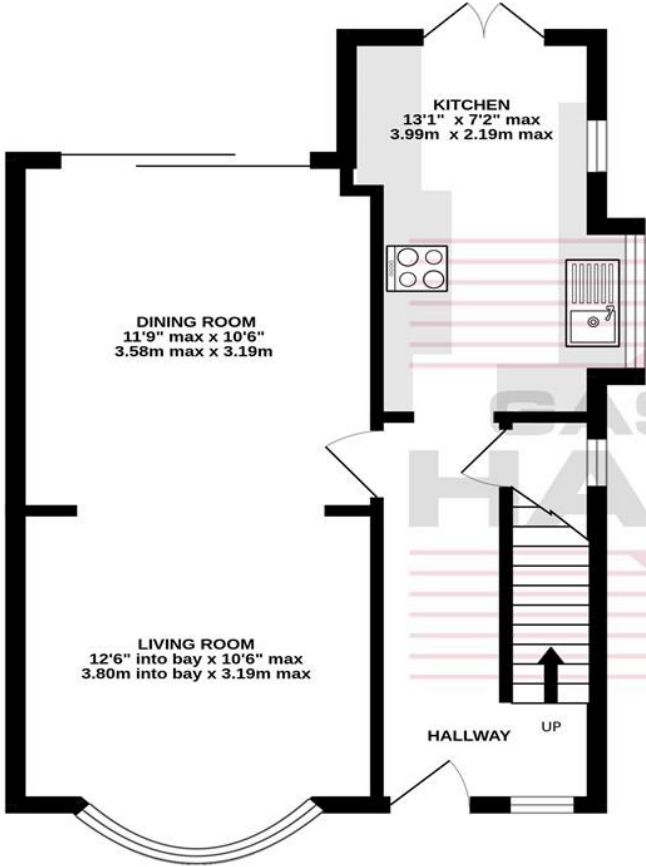
None

## HAS PROPERTY BEEN FLOODED IN 5 YEARS

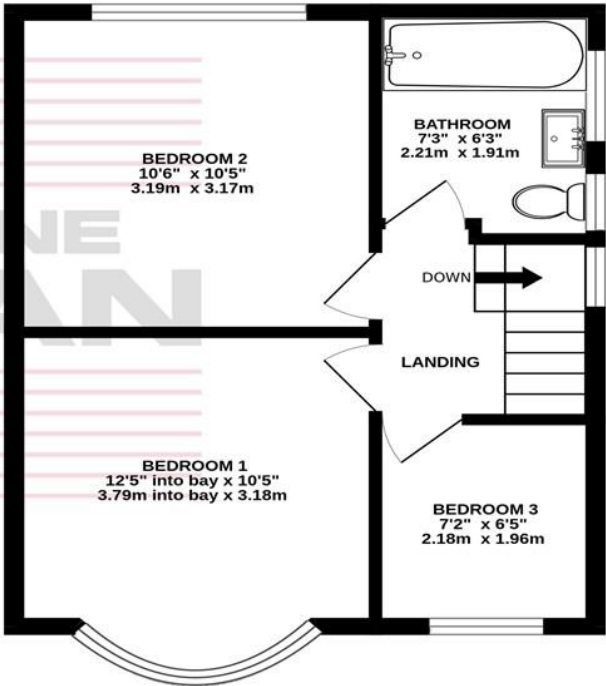
No

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.

GROUND FLOOR  
419 sq.ft. (38.9 sq.m.) approx.



1ST FLOOR  
365 sq.ft. (33.9 sq.m.) approx.



TOTAL FLOOR AREA : 784 sq.ft. (72.8 sq.m.) approx.

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 ©2025





THE AREA'S LEADING ESTATE AGENCY

0161 428 1118 [cheadle@gascoignehalman.co.uk](mailto:cheadle@gascoignehalman.co.uk)  
91 High Street, Cheadle, Cheshire, SK8 1AA