



**GASCOIGNE
HALMAN**

Parkway, Cheadle Heath, Stockport
Asking Price £275,000

THE AREA'S LEADING ESTATE AGENCY



Offered with no vendor chain, this three-bedroom semi-detached home is well positioned in the heart of Cheadle Heath, with the M60 motorway network just minutes away - ideal for commuters.

Property details

- Three-bedroom semi-detached home
- Offered with no vendor chain.
- Convenient Cheadle Heath location close to M60 commuter links
- Bay-fronted living/dining room with sliding doors to garden
- Separate kitchen and downstairs WC
- Generous driveway and car port
- Large garage, ideal for storage or workshop
- Huge potential for modernisation into a fantastic family home



About this property

The property has been cared for over the years, but now requires full modernisation, making it a fantastic opportunity for buyers to create a wonderful family home to their own style and specification.

In brief, the accommodation comprises: an entrance porch and hallway, a bay-fronted living/dining room with sliding doors opening at the rear overlooking the garden, a separate kitchen, and a handy downstairs WC beneath the stairs. To the first floor are three bedrooms and a bathroom with a coloured suite.

Externally, the property boasts a generous driveway, car port, and a garage providing excellent storage or workshop potential. The rear garden offers a lovely lawn, paved patio, and plenty of space for family enjoyment.

This is a property with huge potential, in a convenient and popular location. Call today to register your interest and arrange a viewing.

NB: It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly.





DIRECTIONS

SK3 0QH

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

None

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

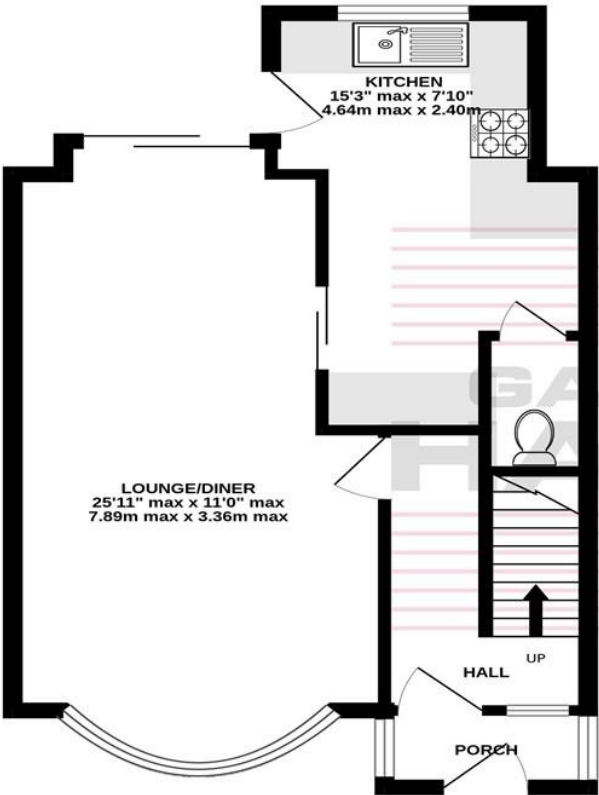
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

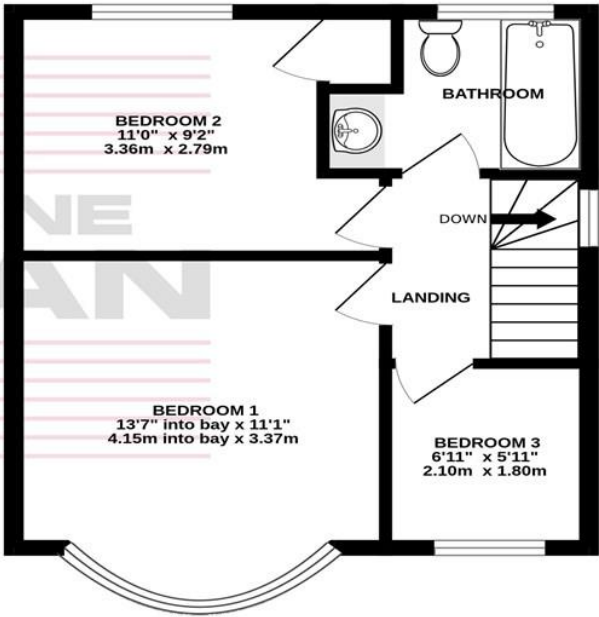
No

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
427 sq.ft. (39.7 sq.m.) approx.



1ST FLOOR
354 sq.ft. (32.9 sq.m.) approx.



TOTAL FLOOR AREA : 782 sq.ft. (72.6 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.
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