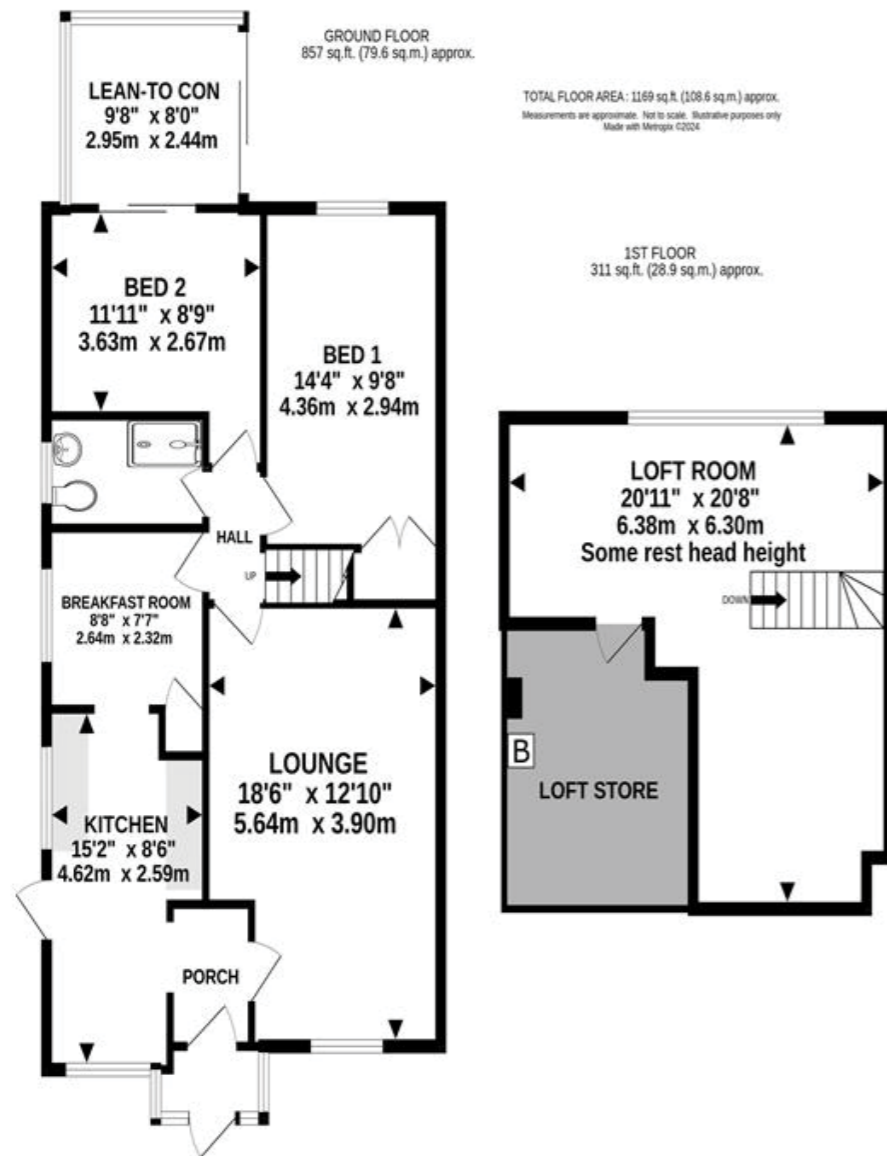


8 FINCHALE DRIVE

Hale

£430,000



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

Hale

176, Ashley Road, HALE WA15 9SF

0161 929 8118 hale@gascoignealman.co.uk

gascoignealman.co.uk



A semi-detached, dormer bungalow which is set-back from the road within a highly desirable residential location in Hale. The property has a generous lounge/dining room, fitted kitchen and breakfast room, two double bedrooms and a separate shower room. To the first floor there is a generous loft room. Externally, at the rear there is a lawned garden whilst to the front is a block paved driveway, providing ample off road parking and leading to the detached garage. NO ONWARD CHAIN.

GASCOIGNE HALMAN

- Semi-detached dormer bungalow
- Lounge and separate breakfast room
- Two double bedrooms and shower room

- Generous loft room
- Landscaped garden and detached garage
- NO ONWARD CHAIN

£430,000

8 FINCHALE DRIVE

Hale



DESCRIPTION

Situated in a very popular residential location in Hale, 8 Finchale Drive is a semi-detached, dormer bungalow, sitting in an attractive, landscaped plot, with gardens to the front and rear, driveway for off road parking and a detached garage towards the rear of the property. Once inside the property there is an enclosed storm porch, entrance hall leading to a lounge/dining room, separate fitted kitchen with a range of cabinetry and breakfast room adjacent. There are two double bedrooms with ground floor shower room. At the rear is a lean to conservatory. The property also has the added benefit of a spacious loft room. This property is offered for sale with NO ONWARD CHAIN.

LOCATION

Hale is a vibrant village renowned for its specialist shops, services and restaurants which are within a reasonable walking distance of the property. Hale railway station offers links with Knutsford, and further afield to Chester. Hale and its surrounding towns and villages are particularly favoured, having good commuter links into Manchester City Centre and Salford Quays via the Metrolink facility at Altrincham station. The access point to the North West motorway network and Manchester International Airport are also a short driving time away. Altrincham provides a range of comprehensive shopping needs including a large number of retail outlets such as Marks and Spencer, Boots. The Trafford Centre is easily accessed via the M60. Trafford is also well known for its excellent schooling, both in the state and private sectors. Indeed, there are several good schools nearby to suit children of all ages.

DIRECTIONS

From our Hale office proceed along Westgate, turning right at the T-junction on to Broomfield Lane and right again onto Hale Road. Continue along Hale Road until reaching the traffic lights with Park Road, turning left onto Delahays Road. Travel down the hill until reaching the next set of traffic lights and turn right onto Grove Lane. Proceed along Grove Lane passing Fountain Avenue on the right hand side and then turn right into Briony Avenue. Travel the full length of Briony Avenue turning left on to Woburn Drive and immediately right on to Melrose Crescent. Finchale Drive is the first turning on the right hand side and the property can be found in numerical order.

TENURE

Freehold. This property is being sold on behalf of a corporate client. It is marketed subject to obtaining the grant of probate and must remain on the market until contracts are exchanged. As part of a deceased's estate it may not be possible to provide answers to the standard property questionnaire. Please refer to the agent before viewing if you feel this may affect your buying decision.

SERVICES (NOT TESTED)

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order.

LOCAL AUTHORITY

Trafford Borough Council. Tax band E. Amount payable for 2024/2025 is £2408.84.

VIEWING

Viewing strictly by appointment through the Agents.

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



gascoignealman.co.uk

GASCOIGNE HALMAN