



**GASCOIGNE
HALMAN**

FINCHLEY ROAD, HALE, ALTRINCHAM

THE AREAS LEADING ESTATE AGENT



FINCHLEY ROAD, HALE, ALTRINCHAM

£725,000

Located on Finchley Road, this well presented End-Terrace home blends modern interior with period features and presents an exciting opportunity for buyers looking for a substantial home that they can put their own stamp on.

Finchley Road is close to both Hale Village, local parks and excellent schools.



A welcoming Entrance Hall, which leads us into the bright and airy Living Room, located at the front of the house, making this the perfect place to relax or entertain guests. The kitchen has a feel of its own, with an amazing view of the garden, and a bi-folding door that leads directly out to the garden. There's plenty of space for cooking and dining with sleek and contemporary Kitchen units and with a spot to relax in front of the impressive log burner, this the real heart of the home.



To the first floor there are two well-proportioned double Bedrooms, filled with natural light and a Family Bathroom, complete with roll-top bath. Up to the second floor, there is a further Double Bedroom with En-suite Bathroom and a Juliet Balcony offering views across the rooftops.

Outside the enchanting woodland style garden is a peaceful retreat with mature trees, a winding path and pockets of wild planting that bring a touch of countryside to your doorstep. Whether you are enjoying a morning coffee under the dappled sunlight or hosting summer evening get-togethers, the garden provides a unique escape. As this is an end of terrace property, a 6ft wide side entrance provides useful access round into the Garden.

Down original stone steps, the Cellar offers scope for further enhancements, subject to permissions.

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.

LOCAL AUTHORITY

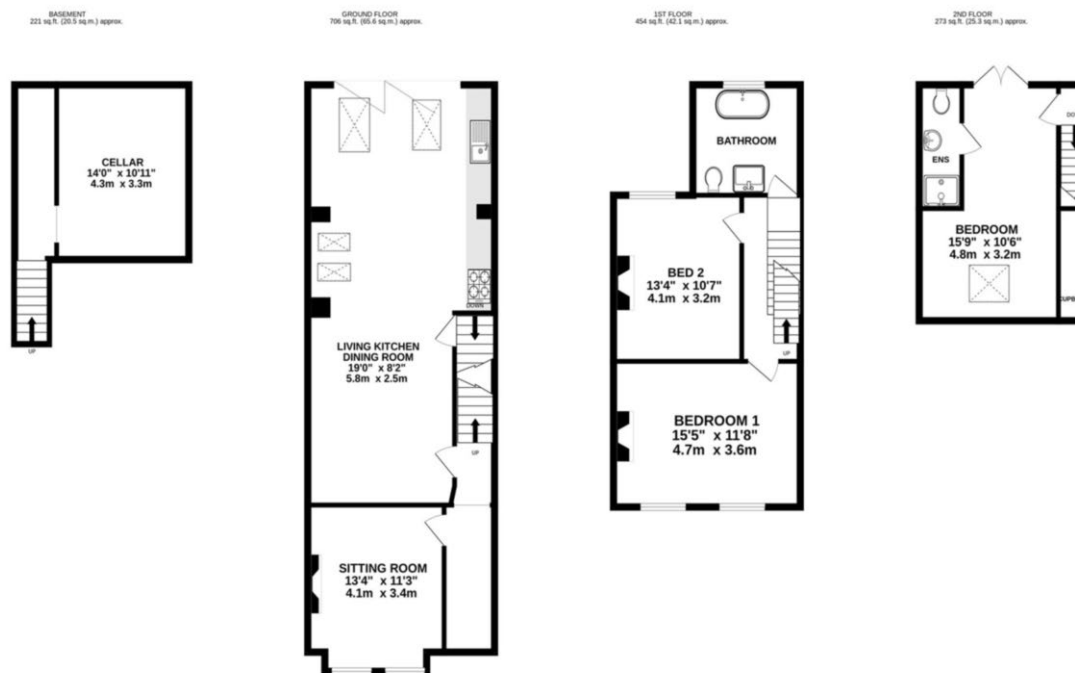
Trafford Borough Council Tax Band D - Amount payable for 2025/2026 is £2120.84

TENURE

Freehold

POSTCODE

WA15 9RD



TOTAL FLOOR AREA : 1653 sq.ft. (153.6 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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HALE OFFICE

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