



**GASCOIGNE  
HALMAN**

SAVILLE STREET, MACCLESFIELD

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THE AREAS LEADING ESTATE AGENT

## ASKING PRICE £375000

A stunning New Build semi-detached house finished to fabulous standards throughout and enjoying accommodation over three floors with three bedrooms and two bathrooms. The house enjoys a lovely size plot with a garage, parking and a private garden. Great location close to Macclesfield Town Centre. A quality New build that must be viewed.

Built to extremely high standards and to a most appealing design, this semi detached house has accommodation over three floors with THREE bedrooms and TWO bathrooms. The house stands on a good sized plot providing ample space for off-road parking, an attached garage and good sized lawned gardens.

The house is finished to exceptionally high standards throughout and is ready for immediate occupation with carpets and flooring coverings included. With the property being energy B rated and benefiting from solar panels, this house will be extremely cheap to heat and run.

The high specification for this house includes an electric car charger point, parking for Two vehicles and a garage. Safety glass is fitted to all the ground floor windows.

The entrance hall has the stairs to the first floor and a beautifully fitted cloakroom/WC.

The kitchen is situated to the front of the property and as well as quality fitted units has quality built in appliances including a hob, oven, extractor fan, fridge, freezer, dishwasher and washing machine.

Situated at the rear of the property is the excellent sized lounge and dining room, a lovely proportioned room with bi-fold doors

giving access into the rear garden making this a wonderfully light room.

To the first floor, the landing gives access to the good sized 2nd bedroom, the third bedroom and the family bathroom. The stunning contemporary bathroom has a separate shower as well as a bath, the quality fitted sanitary ware are water saving and the LED bathroom mirrors include shaver points.

On the Second floor is the impressive Master bedroom suite being extremely well lit with velux windows and an additional window to the front aspect. There is also an en-suite shower room.

Outside there are spotlights, electric sockets and an outside tap. The Garage having a roller style door to the front is accessed by the driveway.

### LOCATION

Macclesfield is a thriving market town that provides a comprehensive range of shops, varied social and recreational amenities and good schools for children of all ages. For the commuter, Manchester International Airport and its connection with the North West motorway network are approximately thirty minutes away by car and the railway station in Macclesfield provides fast and frequent Intercity and commuter links with Manchester, London and the surrounding business centres.

### DIRECTIONS

Leaving Macclesfield along Buxton Road, continue over the canal bridge and take the second turning right onto Copper Street and third left into Saville Street. POSTCODE SK11 7LQ

### EPC RATING B CHESHIRE EAST BAND TBC



## MACCLESFIELD OFFICE

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