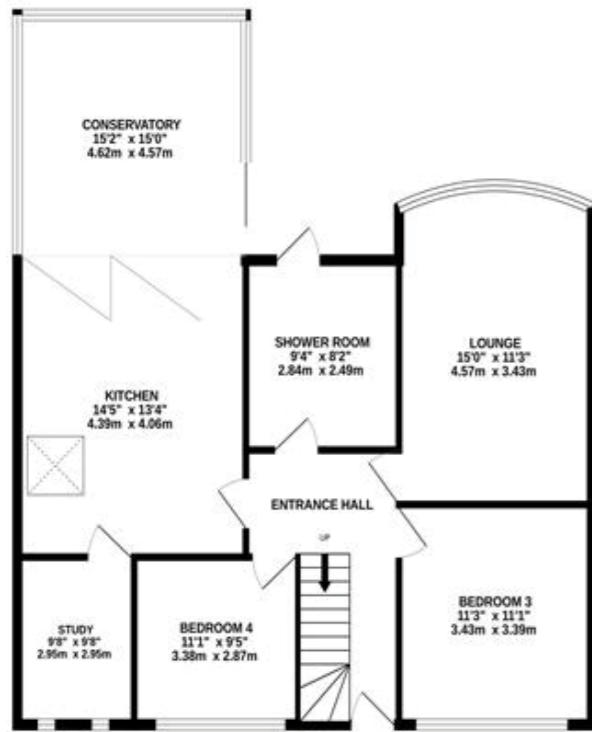


28 SYMONDLEY ROAD

Sutton

£600,000

GROUND FLOOR  
991 sq.ft. (92.0 sq.m.) approx.



1ST FLOOR  
372 sq.ft. (34.5 sq.m.) approx.



TOTAL FLOOR AREA: 1363 sq.ft. (126.6 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
Made with Metroplan ©2024



**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

Macclesfield

80-82, Waters Green, MACCLESFIELD SK11 6LH

01625 511367 macclesfield@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

An immaculately presented spacious four bedroom, two bathroom detached dormer bungalow enjoying a great size garden with stunning views. Stylish refurbished accommodation throughout and enjoying a very sought after location.

- An Immaculate And Stylish Four Bedroom Two Bathroom Detached Dormer Bungalow
- Situated In One Of Sutton's Best Location
- Enjoying A Fabulous Large Garden And Views Over Open Countryside

- Fabulous Open-Plan Dining/Kitchen And Conservatory
- Good Sized Main Lounge With Views Over The Garden
- Driveway With Parking For 5/6 Cars

£600,000

28 SYMONDLEY ROAD

Sutton



A most impressive Four bedroom Two bathroom Detached Dormer Bungalow with a large East facing garden, enjoying the most fabulous views over the open countryside. The house is situated in a most sought after residential location and really does offer stylish and beautifully presented accommodation throughout being extremely flexible with two bedrooms on the first floor and two on the ground floor. One of the properties wonderful features is the great sized beautifully fitted dining/kitchen with bi-folding doors opening into the large conservatory. The accommodation has recently been refurbished

throughout comprises of an oak entrance door leading into the entrance hall with a marvellous galleried landing, being well-lit by a velux window. There is wooden flooring and oak doors giving access to the other rooms. The main lounge is to the rear enjoying fabulous views of both the garden and the hills beyond and has a lovely wood burning stove set on a stone hearth. The dining/kitchen has recently been refitted in a quality range of units, having a lovely centre island unit and also bi-fold doors opening into the conservatory with oak wooden flooring, central heating radiators, garden access and again enjoying the fabulous views. Also on the ground floor are Two good sized double

bedrooms, one of which would also make an excellent second sitting room. There is also a recently refurbished shower room which is jointly utilised as utility room and has access to the garden.  
**LOCATION**  
 Sutton is a much sought after semi rural village boasting a host of local amenities, with the centre of Macclesfield just a short drive away.  
**DIRECTIONS**  
 Leaving Macclesfield along The Silk Road in a southerly direction continue into Mill Lane which runs into Cross Street and at the traffic lights with Byrons Lane, turn left into Byrons Lane. Continue for some distance into Hall Lane in the centre

of Sutton Village and take the second turning on the right into Symondley Road. POSTCODE : SK11 0HT  
**TENURE**  
 We are informed by our client that the property is freehold and free from chief rent. Prospective purchasers are advised to confirm this point with their solicitor.  
**SERVICES (NOT TESTED)**  
 Services have not been tested and you are advised to make your own enquiries and/or inspections.  
**LOCAL AUTHORITY**  
 Cheshire East Band E  
**VIEWING**  
 Viewing strictly by appointment through the Agents.

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



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