



**GASCOIGNE
HALMAN**

DANE VALLEY HOUSE, RUSHTON SPENCER,

THE AREAS LEADING ESTATE AGENT



DANE VALLEY HOUSE, RUSHTON SPENCER,

Offers Over £395,000

A three double bedroom detached period house boasting a corner position with gardens to three sides, parking and a garage.

- A Three Double Bedroom Detached Home
- Situated On A Corner Plot With Gardens To Three Sides
- Great Sized Family Accommodation With Three Reception Rooms
- Kitchen With Utility Room
- Downstairs Shower Room And Bootroom.





A three double bedroom period detached home enjoying great sized family accommodation with three reception rooms and a breakfast kitchen. The property is situated in a lovely semi-rural location with open countryside yet being only a ten minute drive to Macclesfield. The property enjoys a corner position thus giving gardens to three sides, there is a driveway and a large attached garage.

The property is heated via oil fired central heating and having UPVC double glazing to a room layout comprising of an entrance hall with stairs to the first floor.

Sitting room is a dual aspect with a tiled fireplace housing a wood burner. Dining room with a bay window original fireplace housing a wood burning stove. Kitchen is fitted in a matching range of grey fronted units, again being a dual aspect room, making it extremely light. Off the dining room there is a inner hall with an under stairs storage cupboard, utility room, rear porch/boot room and a downstairs shower room.

The main lounge is a great proportioned room having a window and then patio doors giving access onto the large patio and further garden.

On the first floor there is a landing with a landing with a storage cupboard, well lit via the Velux window and there is loft access.

There are three double bedrooms all of which having the attractive original period fireplaces. There is a good sized bathroom which is fitted in a three piece suite with shower over the bath and an airing cupboard.

Outside is a large garage with doors to the front and courtesy door to the rear. The property has gardens to three sides, the rear garden being beautifully laid with a patio and a further area that could be laid to lawn.

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

Postcode For Satnav: SK11 0QU

TENURE

Freehold

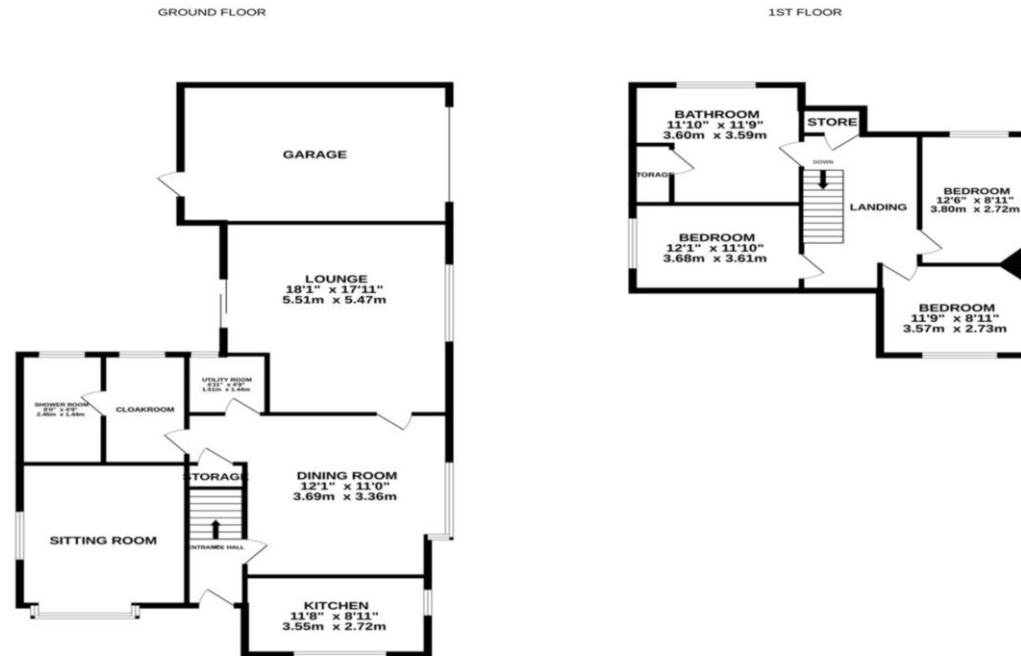
We are informed by our client that the property is freehold and free from chief rent. Prospective purchasers are advised to confirm this point with their solicitor.

LOCAL AUTHORITY

CTB E

EPC

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