



- GENEROUSLY PROPORTIONED ROOMS
- RECENTLY REFURBISHED THROUGHOUT
- MAGNIFICENT RURAL SETTING

- OFFERING JUST SHY OF 1,300 SQ FT
- SOUTH & EAST FACING GARDENS
- NO ONWARD CHAIN

**£550,000**

**62 SANDY LANE**

Macclesfield



**DESCRIPTION**

Selling with no onward chain, this house offers a smart, recently updated interior alongside south facing landscaped gardens. The property is just shy of 1,300 sq ft consisting of well-proportioned living space and bedrooms.

In brief, the house comprises of two large reception rooms, both of which are dual aspect, with a new contemporary kitchen to the rear offering magnificent garden views. The first floor has two double bedrooms, which both have newly fitted en suites and built-in wardrobes. The second floor has two further good-sized bedrooms and a separate shower room.

Externally, there is parking at the front of the house with landscaped gardens to the side and rear. The garden is made up of a flagged patio along with a good sized lawn overlooking the picturesque surrounding scenery.

**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**

For SatNav purposes: SK10 4RJ

**TENURE**

Freehold

**SERVICES (NOT TESTED)**

Services have not been tested and you are advised to make your own enquiries and/or inspections.

**LOCAL AUTHORITY**

Cheshire East - Council Tax Band F

**VIEWING**

Viewing strictly by appointment through the Agents.

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



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