

15 COLSTONE CLOSE
Wilmslow
£650,000

GROUND FLOOR
816 sq.ft. (75.8 sq.m.) approx.

1ST FLOOR
751 sq.ft. (69.7 sq.m.) approx.



TOTAL FLOOR AREA : 1566 sq.ft. (145.5 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.
Made with floorplan ©2025



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

Wilmslow
40, Alderley Road, WILMSLOW SK9 1NY
01625 536434 wilmslow@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

A beautifully presented detached family home boasting four double bedrooms, two modern bathrooms, stylish dining kitchen and a private East facing garden. Off-road parking and garage.

- Attractive Detached Family Home
- Four Good Sized Double Bedrooms
- Two Modern Bathrooms And Downstairs WC

- Stylish Open Plan Living Dining Kitchen
- Private East Facing Garden
- Off-road Parking And Garage

£650,000

15 COLSTONE CLOSE

Wilmslow



This attractive modern detached family home forms part of the popular Bollin Park development situated on a quiet cul-de-sac located off the sought after Adlington Road area of Wilmslow.

The property itself offers excellent internal space with well-presented accommodation throughout and comprises internally: welcoming entrance hallway with contemporary downstairs wc, good-size front living room with bay-window and additional storage, superb open-plan living-dining Nolte kitchen with integrated appliances and French doors opening to the rear garden. A separate utility room accessed via the kitchen completes the ground floor accommodation.

To the first floor there are four double bedrooms, all offering a range of fitted wardrobes, whilst the main bedroom also comes with the added benefit of a stylish en-suite shower room. In addition a superb modern family bathroom with both separate shower and bath facilities completes the first floor. Externally, to the front there is a spacious driveway providing ample off-road parking and access to the integral garage with front lawned garden and well stocked borders. Gated side access leads to a delightful East facing private garden with patio area and fenced boundaries. Please note: there is a management charge of approximately £80 p.a. for the maintenance of communal spaces (subject to verification by solicitors).

LOCATION

Conveniently situated within easy reach of Wilmslow town centre with its excellent range of shops and general services, restaurants and cafes. There are good schools in the area, both State and Private, for children of all ages. Wilmslow railway station is on the main line to London Euston and also provides a regular service to Manchester and surrounding districts. The North West motorway network is within a short drive as is Manchester Airport and the A34 Wilmslow by-pass which provides access to the large stores at Handforth Dean and Cheadle including Marks & Spencer, Tesco, John Lewis and Sainsburys. Wilmslow has a leisure centre and there are also a number of private sporting clubs in the area.

DIRECTIONS

Sat-Nav: SK9 2TF

TENURE

Freehold (subject to verification by solicitors).

SERVICES (NOT TESTED)

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

LOCAL AUTHORITY

Cheshire East. Property Band: G

VIEWING

Viewing strictly by appointment through the Agents.

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



gascoignehalman.co.uk

GASCOIGNE HALMAN