



**GASCOIGNE
HALMAN**

33 BRIDGEFIELD AVENUE, WILMSLOW SK9 2JS

THE AREAS LEADING ESTATE AGENT



33 BRIDGEFIELD AVENUE, WILMSLOW SK9 2JS

Offers Over £780,000

A beautifully presented 1930's detached family home boasting a private 0.2 acre plot with four bedrooms, two bathrooms and a superb extended dining kitchen. Situated on a popular tree lined road only 0.6 miles from Wilmslow town centre.

- Attractive 1930's Detached Family Home
- Beautifully Presented Accommodation
- Four Bedrooms And Two Bathrooms
- Superb Extended Living-Dining Kitchen
- Two Large Reception Rooms
- Generous 0.2 Acre Plot With Extensive Rear Garden And Summerhouse
- Ample Off-Road Parking And Detached Garage
- Quiet Cul-De-Sac Within Walking Distance To Wilmslow Town Centre





We are pleased to introduce this substantial detached property situated on a popular cul-de-sac within walking distance to Wilmslow town centre and close to excellent transport links.

Internally the property offers well-presented accommodation with a tastefully extended ground floor comprising a large welcoming entrance hallway with attractive original features, wood effect Kardean flooring, useful storage and stairs leading to the first floor. To the front of the ground floor there are two good-size reception rooms including a spacious living room with feature fireplace and log burning stove and double doors leading to the separate snug.

To the rear of the ground floor there is a superb, extended, living-dining kitchen with central island, Velux windows, integrated appliances and bi-folding doors opening to the rear garden. A separate utility room and refitted downstairs wc completes the ground floor accommodation.

To the first floor there are four good-size bedrooms with the main bedroom offering fitted wardrobes, modern en-suite and pleasant views over the extensive rear garden. A large family bathroom with both bath and separate shower serves the remaining three bedrooms.

Externally to the front there is a spacious driveway providing ample off-road parking and access to the detached garage, whilst to the rear there is an impressive, large landscaped garden with covered seating area perfect for al fresco dining, additional summer house and hedged borders.

LOCATION

The property is conveniently situated within easy reach of Wilmslow town centre with its excellent range of shops and general services, restaurants and wine bars. There are good local schools in the area for children of all ages, both State and Private. For the commuter Wilmslow railway station is on the main line to London Euston and also provides a regular commuter service to Manchester and surrounding districts. Access to the North West motorway network is within a short drive as is Manchester International Airport. The A34 Wilmslow by-pass is within easy reach and provides access to the superstores at Handforth Dean and Cheadle Royal and thereon to the business centres of Manchester and Stockport. Wilmslow leisure centre caters for many sporting activities and there are also a number of private sporting clubs in the surrounding area.

DIRECTIONS

Sat-Nav: SK9 2JS

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.

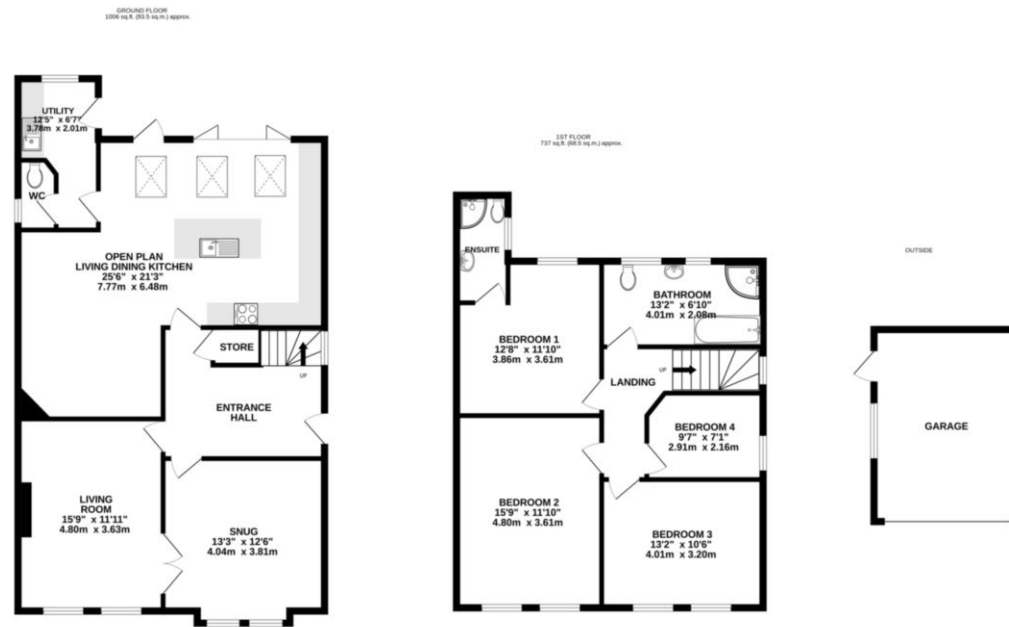
LOCAL AUTHORITY

Cheshire East. Property Band: F

VIEWING

Viewing strictly by appointment through the Agents.

FLOORPLAN & EPC



TOTAL FLOOR AREA: 1744 sq.ft. (162.0 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 misstatement. 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.
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