



15 BUTTERMERE DRIVE | ALTRINCHAM

OFFERS OVER £550,000

NO ONWARD CHAIN

An extended detached bungalow positioned at the head of a quiet cul de sac. The accommodation briefly comprises entrance hall, spacious sitting room with feature fireplace, superb contemporary dining kitchen with integrated appliances and adjacent utility room, bedroom with en suite shower room, two further double bedrooms and bathroom/WC with separate shower enclosure. Gas fired central heating and PVCu double glazing. Driveway providing off road parking. Garden store. Paved terrace and lawn at the rear.

POSTCODE: WA15 0ST

DESCRIPTION

This attractive detached bungalow is positioned at the head of a quiet cul de sac and benefits from an extension at the rear to create a naturally light and contemporary open plan living space. The spacious accommodation is tastefully presented throughout and gas fired central heating has been installed together with PVCu double glazing.

Approached beyond a central entrance hall there is a generously proportioned sitting room with oriel bay window and the focal point of a period style fireplace surround with living flame gas fire framed in chrome set upon a marble hearth. Forming part of the extension a stunning fitted dining kitchen with high gloss units, integrated appliances and impressive vaulted ceiling also features French windows opening onto the stone paved rear terrace. In addition the adjacent utility room is fitted with matching high gloss units.

The primary bedroom benefits from built-in wardrobes and overlooks the delightful rear gardens through a tall picture window. There is an additional double bedroom with en suite shower room and further double bedroom plus bathroom/WC complete with separate shower enclosure.

Externally there is a off road parking within the paved driveway and the landscaped rear gardens incorporate a stone paved terrace and lawn surrounded by mature borders to provide screening and establish a high degree of privacy.

The bungalow is well placed and forms part of a sought after location less than one mile from the revitalised village centre that includes Booths supermarket and Costa Coffee and is also convenient for the surrounding network of motorways and Manchester Airport.

ACCOMMODATION

GROUND FLOOR

ENTRANCE HALL

Opaque PVCu double glazed front door. Cloaks cupboard with space for hanging coats and jackets. Laminate wood flooring. Coved cornice. Two radiators.

SITTING ROOM

18'0 x 11'11 (5.49m x 3.63m)

Period style fireplace surround with marble insert/hearth and living flame coal effect gas fire. PVCu oriel bay window to the front. Four wall light points. Coved cornice. Radiator.

DINING KITCHEN

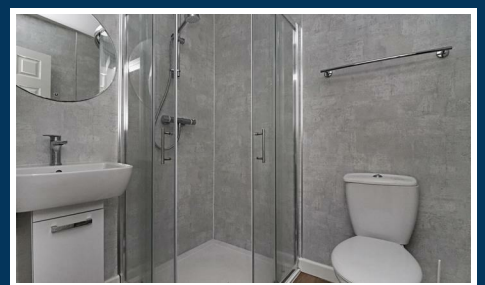
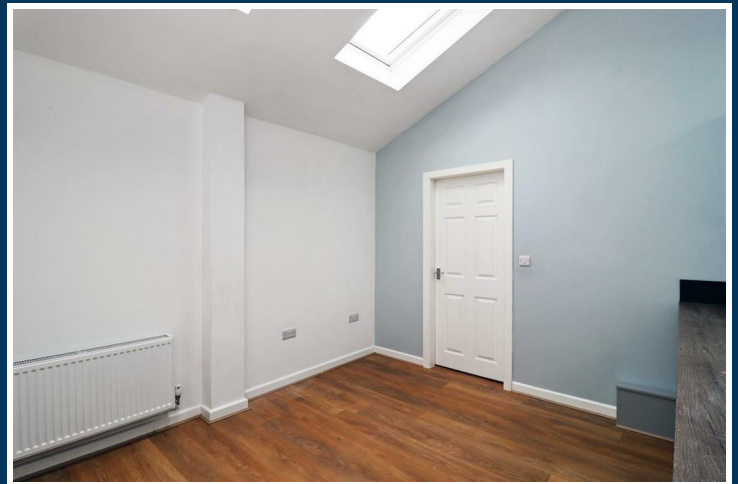
20'2 x 11'0 (6.15m x 3.35m)

Fitted with high gloss grey wall and base units beneath wood effect heat resistant work surfaces and inset 1 1/2 bowl stainless steel drainer sink with mixer tap and tiled splash-back. Peninsula breakfast bar. Integrated electric fan oven/grill, four ring ceramic hob and retractable downdraft cooker hood and slimline dishwasher. Ample space for a table and chairs. PVCu double glazed French windows to the rear gardens. PVCu double glazed window to the rear. Four velux windows. Laminate wood flooring. Two radiators.

UTILITY ROOM

7'8 x 5'3 (2.34m x 1.60m)

Matching kitchen units and heat resistant work surfaces with recess for an automatic washing machine and tumble dryer. Integrated fridge/freezer. Wall mounted gas central heating boiler. Laminate wood flooring. Recessed LED lighting.



BEDROOM ONE

14'2 x 11'11 (4.32m x 3.63m)

Built-in wardrobes with two sets of double opening doors and containing double hanging rails plus shelving. Tall and wide PVCu double glazed picture window to the rear. Coved cornice. Radiator.

BEDROOM TWO

10'8 x 9'1 (3.25m x 2.77m)

Fitted wardrobes containing hanging rails and shelving. PVCu double glazed window to the front. Laminate wood flooring. Radiator.

EN SUITE SHOWER ROOM/WC

6'4 x 6'1 (1.93m x 1.85m)

White/chrome wash basin with mixer tap and low-level WC. Corner enclosure with thermostatic shower. Stone effect panelled walls. Laminate wood flooring. Chrome heated towel rail.

BEDROOM THREE

10'8 x 9'11 (3.25m x 3.02m)

PVCu double glazed window to the front. Coved cornice. Radiator.

BATHROOM/WC

6'4 x 6'0 (1.93m x 1.83m)

Fitted with a white/chrome suite comprising panelled bath with mixer tap, pedestal wash basin with mixer tap and low-level WC. Tiled enclosure with thermostatic shower. Opaque PVCu double glazed window to the side. Laminate wood flooring. Coved cornice. Radiator.

OUTSIDE

Integral garden store at the rear.

SERVICES

All main services are connected.

POSSESSION

Vacant possession upon completion.

TENURE

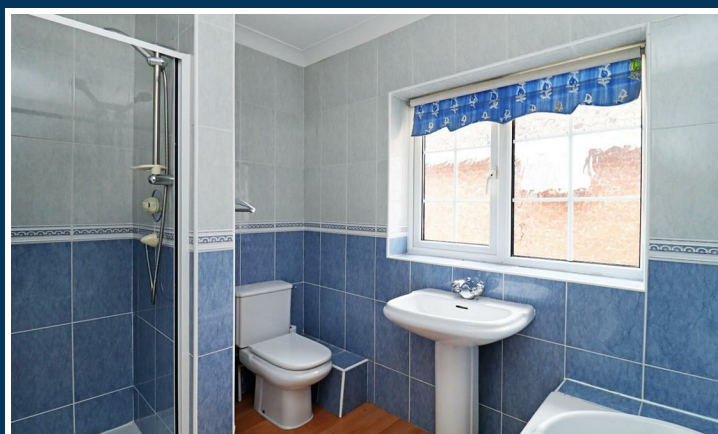
We are informed the property is Freehold. This should be verified by your Solicitor.

COUNCIL TAX

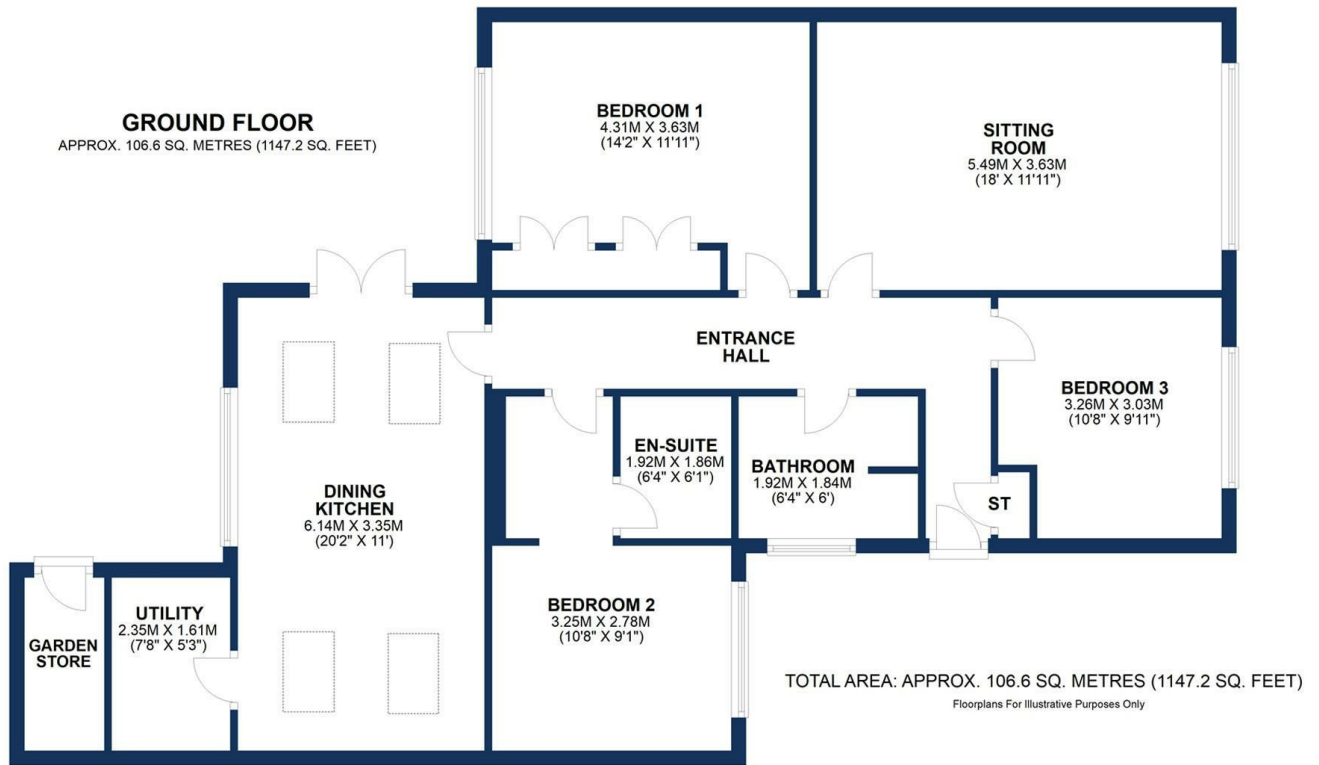
Band E

NOTE

No appliances, fixtures and fittings have been inspected and purchasers are recommended to obtain their own independent advice.



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