



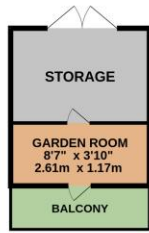
97 Worth Clough, Middlewood Road, Poynton, Cheshire, SK12 1SH



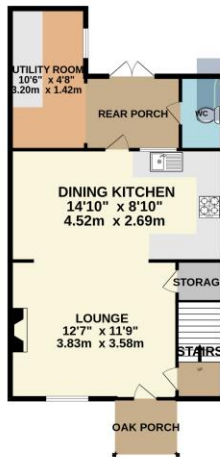
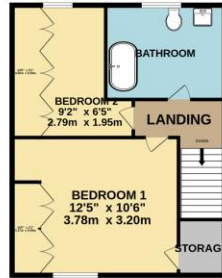
RICHARD LOWTH & Co
INDEPENDENT ESTATE AGENTS



GROUND FLOOR



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RICHARD LOWTH & CO
Estate Agents



97 Worth Clough, Middlewood Road, Poynton, Cheshire, SK12 1SH

Price: £399,950

- Delightful, Beautifully Presented and Improved Country Cottage
- Tranquil, Highly Sought after Location
- Set Behind Lovely Front, Landscaped Garden & Brook
- Meticulously Maintained & with Careful Attention to Detail
- Living Room with Feature Burner Fireplace
- Quality Fitted Dining Kitchen

This delightful, beautifully presented and meticulously improved country cottage is nicely set back from Middlewood Road behind a long front garden and the brook within a tranquil highly sought after location.

The property really does have to be viewed to be fully appreciated as it perfectly combines both original and modern features with accommodation which includes an oak storm porch, lounge with natural brick chimney breast and cast iron burner, quality fitted dining kitchen with excellent storage space, varnished wood worktops and a ceramic sink. There is also space for table and chairs. To the rear, there is a porch, modern fitted washroom/wc and a very useful utility room.

To the first floor, there are two bedrooms, both of which have built-in wardrobes, bedroom 2 with concealed dressing table. There is a very attractive bathroom/wc with excellent over-bath shower, complementary wall tiling, wood paneling and decorative floor tiles.

The property has gas fired central heating.

Outside, there is a lovely front garden with relaid Indian Stone pathway, brook and bridge, whilst at the rear, there is a terrace style garden with pleasant sitting areas and steps leading up to a high-quality bespoke garden room with storage. There is also a useful car parking area.





CONTACT

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Further Information

Services (NOT TESTED):
All mains services are connected to the property.

Local Authority:
Cheshire East Council. For more information on the local area and services log onto
<https://www.cheshireeast.gov.uk/home.aspx>

Council Tax Band: D

Postcode: SK12 1SH

Energy Performance Rating: TBC

Tenure: Freehold