

171c Bramhall Lane South, Bramhall

£535,000 Leasehold

DRIVEWAY AND ALLOCATED PARKING FOR THREE CARS • BEAUTIFULLY PRESENTED THROUGHOUT • WEST-FACING REAR GARDEN • ARRANGED OVER THREE FLOORS • BATHROOM, SHOWER ROOM AND GROUND FLOOR WC • SET BACK FROM POPULAR TREE-LINED ROAD



This townhouse sits on a private courtyard off the ever-popular Bramhall Lane South. This is a well-presented home and is arranged over three floors. There is a driveway at the front of the house for one car and two allocated spaces within the courtyard.

Council Tax band: E

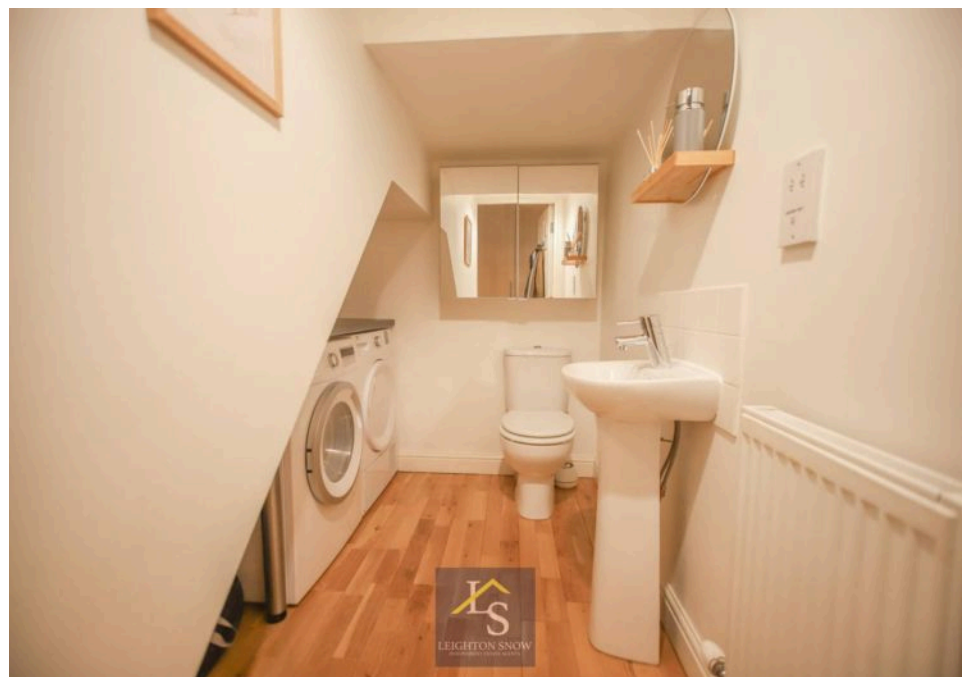
Tenure: Leasehold

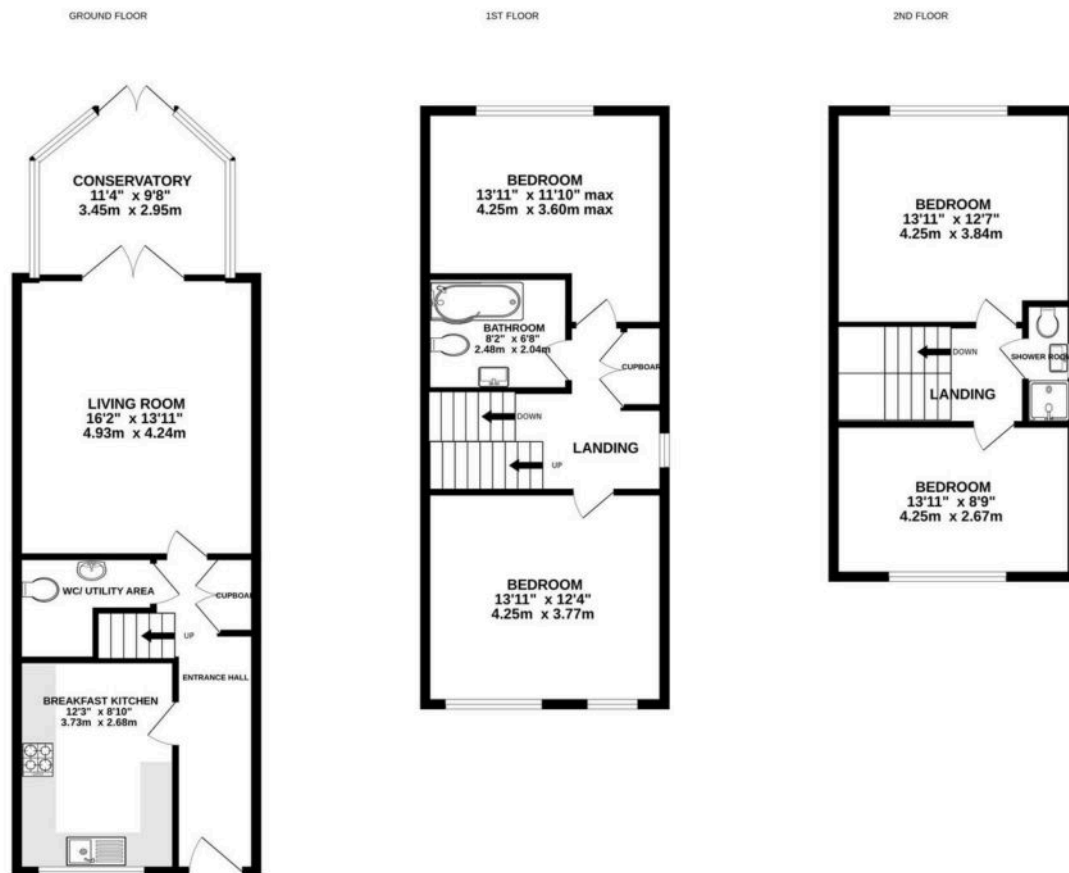
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



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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.
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A fantastic FOUR DOUBLE BEDROOM townhouse sat behind mature hedging providing a private aspect. With a driveway PLUS allocated parking and IMMACULATE INTERNAL ACCOMODATION this is a wonderful family home in a super location. To the first floor there are two of the four double bedrooms and the family bathroom. The family bathroom comprises a 'p'-shaped bath with shower over, wash hand basin and WC. The top floor provides the two remaining bedrooms and a modern shower room. Each bedroom spans the width of the property and each comfortably fits a double bed alongside bedroom furniture. There is a good landing space on the middle floor with a window to the side elevation and a cupboard providing additional storage. Further storage can be found off the top floor where a drop-down ladder accesses a boarded loft space. Externally the rear garden is a lovely west-facing area enclosed by wooden fencing. It is mainly laid to lawn with a generous paved patio sitting off the conservatory. Access is found via a wooden gate down the side of the property that leads round to the driveway at the front.



