



230 Outwood Road
Heald Green SK8 3JQ
Asking Price £525,000

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230 Outwood Road

Heald Green SK8 3JQ

Asking Price £525,000

A Substantial Extended FREEHOLD Pre-War semi detached close to Heald Green Village having Three Bedrooms plus Study.

What a property! This great family home has been extended on both floors to the rear and offers true family living accommodation. The Ground Floor is now mainly open plan with Bi-Fold Doors all the way across the rear onto the gardens. On the First Floor, the main bedroom has a Juliet Balcony. The rear garden is large than average with a Summer House, Two Patio Areas, Shed, Greenhouse and separate garage .

Properties of this type very seldom come to market and an early inspection is strongly recommended. Within the area are local schools, transport to include train station. The village offers excellent day to day stores as well as cafes and restaurants. Within a few miles are both the M56/M60 Motorways and Manchester Airport

- Three Bedrooms plus Study
- Open Plan Living
- Extended on Two Floors
- Large Rear Garden
- Parking for Three Cars
- Gas Central Heating
- Cavity Wall Insulation
- PVCU Double Glazing
- Freehold

Entrance Hall
8'10" x 6'8"

Tenure: Freehold
Council Tax: SMBC D

Downstairs WC/Utility
5'11 x 5'10"
White Suite

Open Plan Lounge/Dining Kitchen
32' x 14'11" to 21'6"
Bi Fold Doors with electric blinds, Inset Wood Burner, electric velux,
Fitted Units with appliances to include Double Oven, Dishwasher, Induction Hob, Extractor Hood2

Centre Island with Quartz Top

Landing

Study - L Shaped
6'1" x 5'9"

Bedroom One
15'1" x 11'6"
Juliet Balcony

Bedroom Two
11' x 10'3" into bay

Bedroom Three
11' x 10'3" into bay

Bathroom/WC
8'10" x 7'11"
Three piece Modern White Suite, Shower Unit

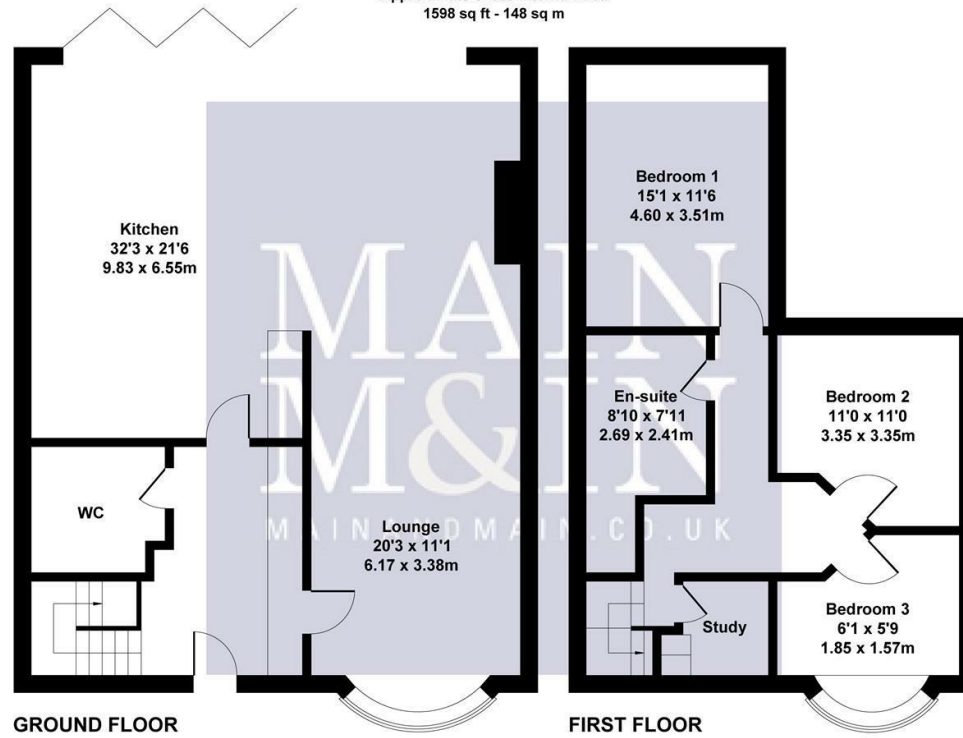
Outside
Detached Garage, Forecourt Parking
Enclosed Large Rear gardens with two patios, summer house, shed, greenhouse
lawn, flower beds etc





Outwood Road

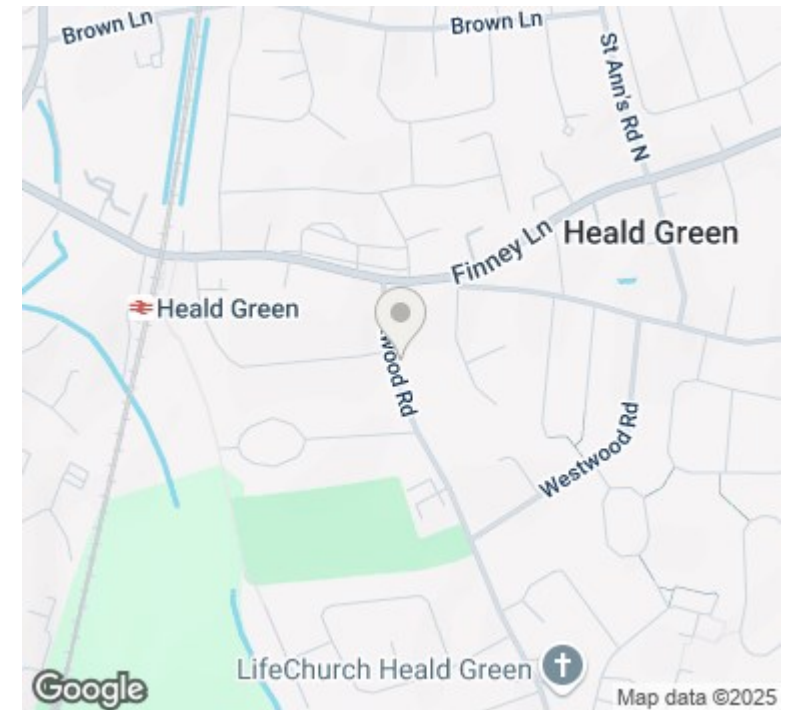
Approximate Gross Internal Area
1598 sq ft - 148 sq m



Not to Scale. Produced by The Plan Portal 2025
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To view this property call Main & Main on 0161 437 1338



Special Note - The price is correct at the time of going to print, we advise customers to enquire the price of specific properties prior to viewing. We reserve the right to amend/improve the specification at any time. Any special offer relating is offered at the asking price stated and is subject to terms and conditions.

NB - The services, appliances and heating systems have not been tested and therefore no warranty can be given or implied as to their working order. They should therefore be verified on survey by any prospective purchaser. All measurements are approximate.

Tenure - To be confirmed with a solicitor at point of sale.

Call Monitoring System - Please note that all our calls are recorded for monitoring and training purposes.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		84	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C	74		(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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