



201 Hurdsfield Road, Macclesfield, Cheshire, SK10 2PX

Offers in the region of £350,000

"Purchasing a charming 1930s traditional home on the outskirts of town offers a unique opportunity to embrace a blend of classic character and modern living."

Situated in an elevated position with ample off-road parking and spacious gardens, this three-bedroom semi-detached home has been beautifully renovated by the current owners. It provides a lovely living space that is conveniently close to local amenities and the vibrant community of Macclesfield.

Denise White Estate Agents Comments



This beautifully maintained traditional three-bedroom semi-detached house, dating back to the 1930s, is located on a generous plot at the edge of Macclesfield town centre. Renovated and extended on the ground floor, it retains potential for further expansion, subject to the necessary planning permissions. Full of character, this spacious family home offers a variety of versatile spaces. The garage has been transformed into a gym, while an additional outbuilding provides options for an office, hobby area, or even guest accommodation, complete with a utility space—an ideal feature for a growing family.

The welcoming reception room, enhanced by the extension, opens up to the rear garden, making it perfect for family gatherings and stylish entertaining. This home combines modern comforts with proximity to the vibrant social scene of Macclesfield, stunning countryside, and a range of local amenities.

Commuters will appreciate the easy walk to Macclesfield Station, with convenient access to the A523 linking to the A6, the A536 connecting Macclesfield to Congleton, and the A53 leading toward the Peak District. Families will also benefit from the area's outstanding local schools, both state and independent, making this property highly desirable.

Entrance Hallway



Wooden design flooring. Access to living area. Access to kitchen diner. Staff access leading to 1st floor accommodation. Inset spotlights.

Living Area

16'8" x 11'1" max (5.09 x 3.38 max)



Fitted carpet. Wall mounted radiators. UPVC double glazed window to the front aspect. Fireplace with brick surround. Log burner. Open plan access into snug. Ceiling lights.

Snug

9'9" x 9'8" (2.99 x 2.96)



Wooden design flooring. UPVC double glazed windows to the side aspect. uPVC French doors leading to garden with full length windows to each side. Open Plan access into living area. Ceiling light.

Kitchen Diner

14'1" x 10'3" max (4.31 x 3.14 max)



Wooden style flooring. A range of wall and base units, with work surfaces over. Integrated Zanussi oven. Zanussi gas hob. Sink unit. Integrated dishwasher. Integrated fridge. Integrated freezer. Boiler access. UPVC double glazed window to the front aspect. Access to outside. UPVC double glazed floor to ceiling window to the rear aspect. Inset spotlights. Ceiling light.

First Floor Landing



Fitted carpet. Wall mounted radiator. Loft access. Skylight window. Inset spotlights. Access to the bedrooms and shower room.

Bedroom One

10'11" x 7'5" (3.34 x 2.28)



Fitted carpet. Wall mounted radiator. UPVC double glazed windows to the front and rear aspect. Ceiling light.

Bedroom Two

11'1" x 8'0" max (3.39 x 2.44 max)



Fitted carpet. Wall mounted radiator. UPVC double glazed window to the rear aspect. Ceiling light.

Bedroom Three

11'4" x 8'0" max (3.46 x 2.45 max)



Fitted carpet. Wall mounted radiator. UPVC double glazed window to the front aspect. Ceiling light.

Shower Room

6'4" x 6'4" max (1.94 x 1.94 max)



Tiled design flooring. Heated towel rail. Wash hand basin. WC. Walk in shower. uPVC double glazed window. Inset spotlights.

Garage

17'8" x 9'7" (5.39 x 2.93)



The garage is currently used as gym space with power and lighting connected. Wooden panelled and a flooring fitted.

Garage Office

14'7" x 11'3" min (4.47 x 3.43 min)



Wooden flooring and wooden cladded. UPVC double glazed skylight windows. Power and lighting.

Outbuilding

9'8" x 9'7" (2.96 x 2.93)



Wooden style flooring and wooden cladding inside. Wall mounted electric radiator. Ceiling lights. Doors opening up to the gardens. Double glazed windows to the front aspect. Access to utility space which could be easily made into a en-suite facility if required. Power and lighting connected.

Utility/WC

9'7" x 3'7" (2.93 x 1.10)



Utility space - currently used as utility space but could easily be converted into an en-suite if required. Wooden style flooring. Wall mounted electric radiator. WC. Wash handbasin. Plumbing for washing machine. Ceiling light.

Outside



Upon entering, gates open to a re-landscaped driveway that provides convenient parking, featuring a spacious hardstanding area. Access to the garage is available through double doors and a pedestrian entrance. Currently utilised as a gym, the garage could easily serve as a secure car space or workshop if desired. Steps lead up to the front of the property, where you'll find a generous garden that is laid to lawn, complemented by flower borders and mature hedging.

The rear garden is also generously sized and has been thoughtfully landscaped by the current

owners. It features a stone pathway and a lawn area enclosed by mature hedging. Access to the room above the garage, currently used as additional office space, is available. Additionally, there is a sizable outbuilding, presently serving as guest accommodation, which includes a laundry /W.C. area that could easily be converted into an en-suite. This versatile space could also function as a hobby room, office, or even a summer house—an excellent addition for any family.

Agents Notes

Freehold

All mains services connected

Please Note

Please note that all areas, measurements and distances given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only. Denise White Estate Agents has not tested any services, appliances or specific fittings — prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.

About Denise White Estate Agents



"In a world where you can be anything, be kind"

Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and the team can help and advise with any information on the local property market and the local area.

Denise White Estate Agents deal with all aspects of property including residential sales and lettings.

Please do get in touch with us if you need any help or advise.

WE WON !!



Local Estate Agent Wins Prestigious British Gold Award for Customer Service

Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award 2024 from the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

As part of the assessment, the British Property Awards mystery shopped 90% of estate agents

nationwide, evaluating their telephone etiquette, responsiveness to emails, promptness in returning missed calls, and, crucially, their expertise in the local marketing area.

The Gold Award is a testament to the estate agents who consistently go above and beyond, delivering exceptional levels of customer service, focusing on their commitment and excellence within the local community.

Do You Have A House To Sell or Rent ?

We can arrange an appointment that is convenient with yourself, we'll view your property and give you an informed FREE market appraisal and arrange the next steps for you.

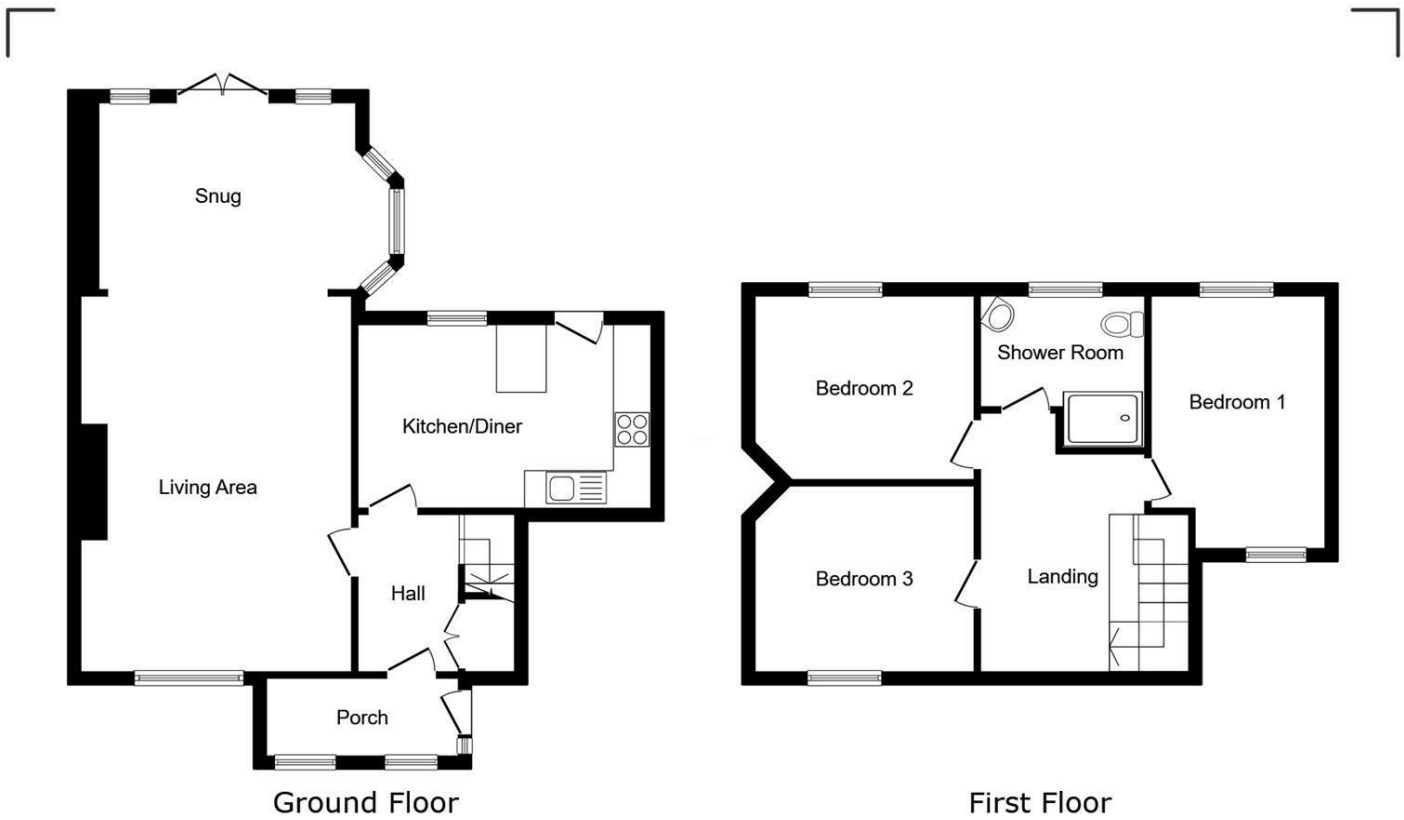
Do You Need Help With A Mortgage ?

Speak to us, we'd be more than happy to point you in the direction of a reputable adviser who works closely with ourselves.

You Will Need A Solicitor !

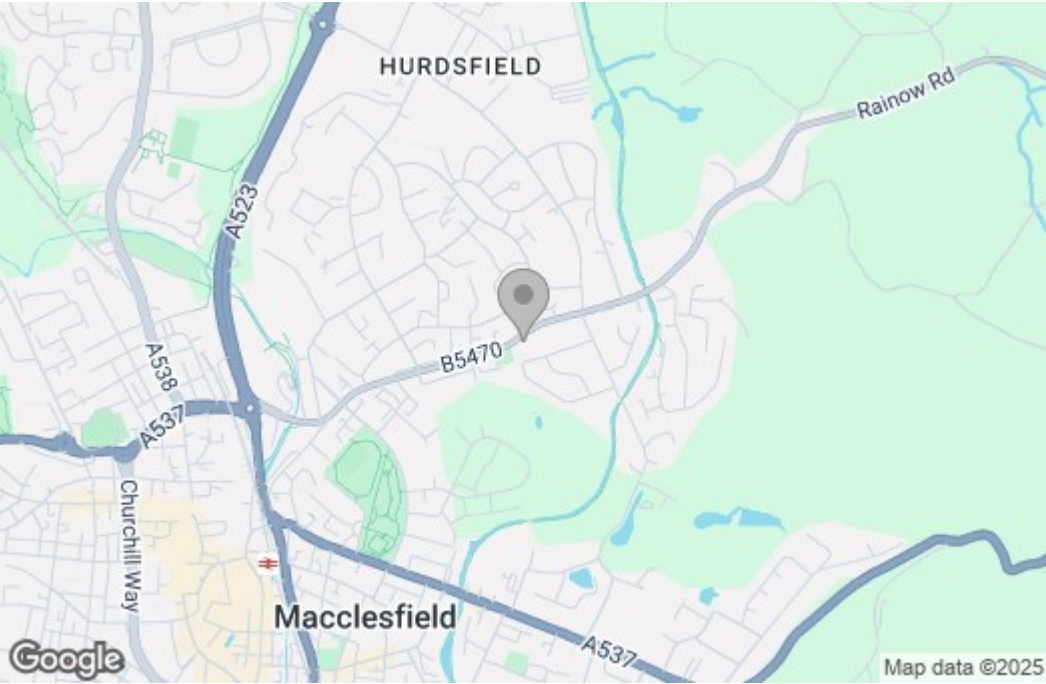
A good conveyancing solicitor can make or break your moving experience – we're happy to recommend or get a quote for you, so that when the times comes, you're ready to go.

Floor Plan

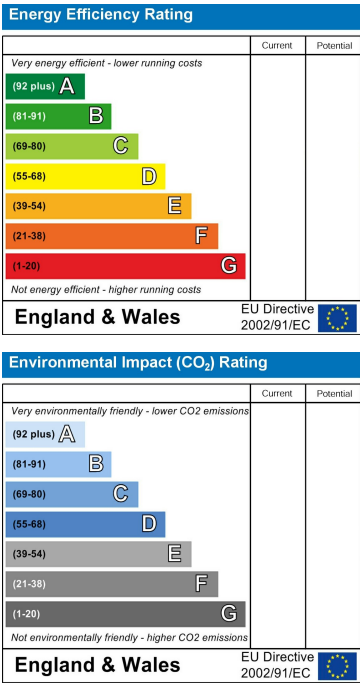


This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Area Map



Energy Efficiency Graph



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