

chris hamriding

lettings & estate agents



29 Comma Road, Sandbach, CW11 4AE

£500,000

Take a moment to view our guided tour of this family home, enjoying a great position on a modern development!

Perfectly positioned in a sought-after modern development, this stunning five-bedroom, three-bathroom detached home offers the ideal blend of space, style, and sophistication—perfect for modern family living.

From the moment you enter, you'll appreciate the meticulous attention to detail and high-quality upgrades that make this home truly stand out. The elegant reception room provides a refined yet inviting space for both relaxed family living and entertaining. Meanwhile, the heart of the home—the expansive rear living-dining kitchen—seamlessly connects to the private rear garden, creating an effortless indoor-outdoor flow. Here, you'll find a tranquil retreat, as the garden backs onto picturesque woodland—perfect for unwinding or hosting gatherings.

For added convenience, the property boasts a valuable ground-floor WC and a luxury-finished utility room, designed to keep the beautifully styled ground floor clutter-free.

Upstairs, luxury continues with Sharps fitted wardrobes in key bedrooms, offering a stylish and practical storage solution. The three exquisite bathrooms have been thoughtfully upgraded, featuring premium finishes that bring a sense of indulgence to your daily routine.

Accommodation

Entrance Hall 17'10" x 6'7" (5.461 x 2.021)

Cloakroom 4'7" x 2'10" (1.412 x 0.868)

Open-Plan Living Kitchen/Diner

Kitchen Area 11'7" x 9'1" (3.552 x 2.773)

Living/Dining Area 18'2" x 17'2" (5.544 x 5.235)
(into Bay)

Lounge 19'5" x 10'9" (5.926 x 3.282)

Utility room 9'7" x 4'11" (2.936 x 1.516)

First Floor Landing 13'2" x 10'0" (4.015 x 3.073)

Bedroom One 13'8" x 10'11" (4.186 x 3.350)

En-suite 6'9" x 4'9" (2.082 x 1.458)

Bedroom Two 11'0" x 10'6" (3.375 x 3.219)

En-suite 6'9" x 5'4" (2.058 x 1.627)

Bedroom Three 11'5" x 8'10" (3.505 x 2.712)
(to front of wardrobes)

Bedroom Four 11'4" x 8'10" (3.473 x 2.710)

Bedroom Five 10'8" x 6'7" (3.252 x 2.012)

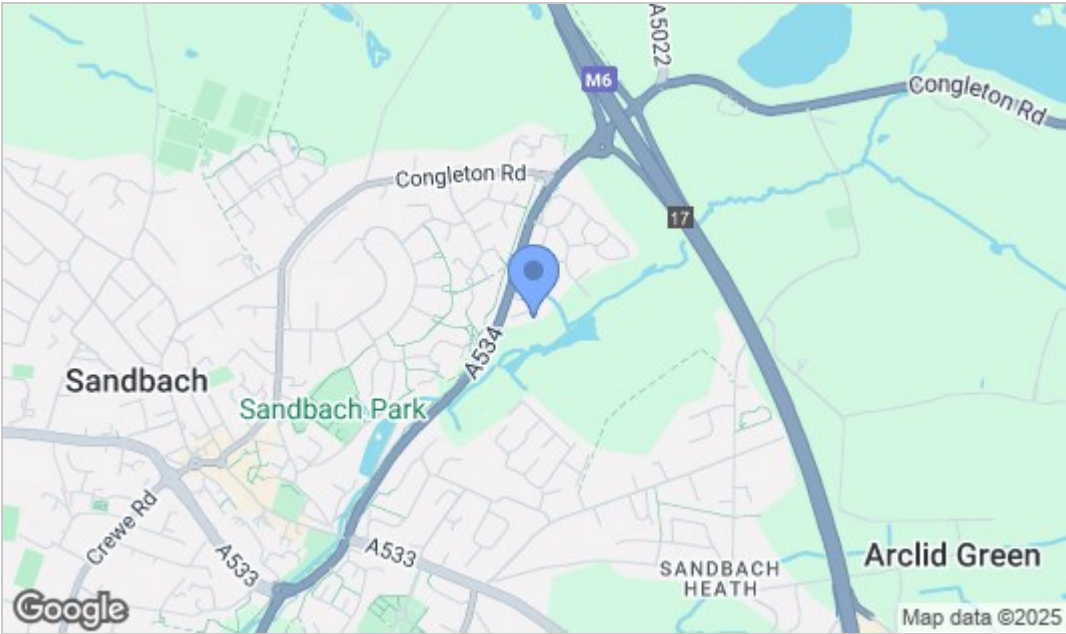
Family Bathroom 6'9" x 6'2" (2.082 x 1.896)

Integral Garage 16'10" x 8'5" (5.132 x 2.566)

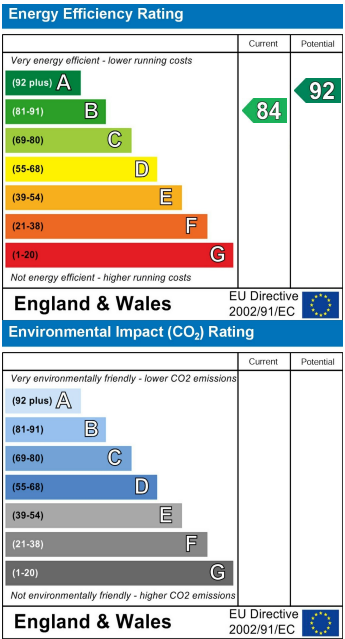
Floor Plan



Area Map



Energy Efficiency Graph



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