



The Mount | | Hale Barns | WA15 8SZ

Guide price £500,000



SHEPPARD & CO

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- Meticulously finished semi-detached family home
- Fully refurbished to a high specification throughout
- Stunning open-plan kitchen/dining space with bi-fold doors
- Bay-fronted living room with elegant feature window
- Principal bedroom with stylish en suite shower room
- Two further bedrooms plus luxury family bathroom
- Versatile outbuildings with WC – ideal for home office
- Landscaped rear garden with decking, pergola & lawn
- Fronts on to the golf course
- NO CHAIN

This beautifully refurbished semi-detached family home has been transformed by the current owners to an exceptional standard, combining stylish design with practical modern living. Every detail has been carefully considered, with recent works including full re-plastering, engineered oak flooring, a brand-new central heating system with Worcester boiler and Hive smart thermostat, and complete re-wiring with an upgraded RCBO consumer unit.

The ground floor begins with a welcoming entrance hall and useful storage. To the front, the bay-fronted living room offers an elegant space to relax, with a lovely outlook. This flows seamlessly into the heart of the home – a contemporary open-plan kitchen and dining area complete with a mix of AEG and Neff appliances. Here, bi-fold doors open directly onto a newly created entertaining space with decked terrace and covered pergola, perfect for indoor/outdoor living.

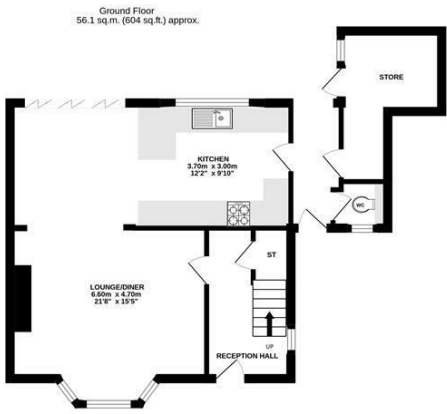
A further highlight is the versatile outbuilding, complete with WC, lighting and power, ideal as a home office, gym or studio, all accessible without entering the main house.

Upstairs, the principal bedroom enjoys a sleek en suite shower room, while two further bedrooms are served by a beautifully appointed family bathroom with underfloor heating.

Externally, the property benefits from an enclosed front garden and a stunning southerly facing landscaped rear garden, thoughtfully designed with a combination of decking, pergola and lawn, all privately enclosed.

This turn-key home is offered with no onward chain, making it an outstanding opportunity for buyers looking for a move-in ready property of true quality. Viewing is highly recommended.

DIRECTIONS - WA15 8SZ



TOTAL FLOOR AREA: 99.9 sq.m. (1075 sq.ft.) approx.
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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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