



59 Brookfield Lane, Macclesfield, SK11 7DQ

£250,000

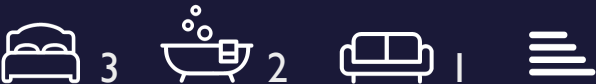
- A three-bedroom home offering excellent potential for renovation.
- The kitchen is positioned at the rear of the property and offers a strong footprint for modernisation, with the potential to reconfigure or extend.
- Externally, the property benefits from a large enclosed rear garden.
- A generous living room with ample space for both seating and dining.
- Upstairs, there are three well-proportioned double bedrooms, each offering plenty of scope for updating.

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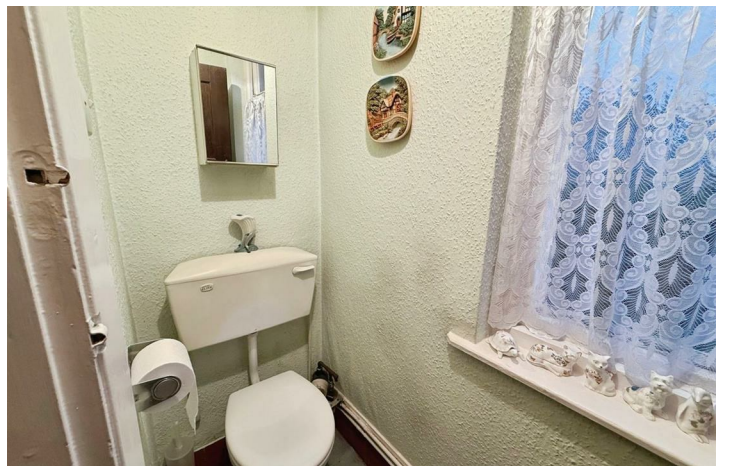
A three-bedroom home offering excellent potential for renovation, ideal for buyers looking to add value and personalise a property to their own taste. Situated just off Buxton Road, the house enjoys a convenient location close to the train station, shops, and a range of local amenities.

The accommodation comprises an entrance hall leading to a downstairs WC, a family bathroom with a shower over the bath, and a generous living room with ample space for both seating and dining. The kitchen is positioned at the rear of the property and offers a strong footprint for modernisation, with the potential to reconfigure or extend (subject to planning permission) to create a larger open-plan dining kitchen if desired. From the kitchen, a door opens directly onto the rear garden, providing an excellent opportunity to blend indoor and outdoor living. Upstairs, there are three well-proportioned double bedrooms, each offering plenty of scope for updating or redesigning to suit individual requirements.

Externally, the property benefits from a large enclosed rear garden, perfect for families or future development potential, along with a driveway.



Council Tax Band: C







Directions

Viewings

Viewings by arrangement only. Call 01625 430044 to make an appointment.

EPC Rating:

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 	

Ground Floor



First Floor

