





196, Hurdsfield Road, Macclesfield, Cheshire SK10 2PX

This attractive stone cottage is host to a range of traditional features which is beautifully combined with generous room sizes resulting in a lovely home. Having recently undergone a full modernization, this is the perfect blank canvass for those looking looking to downsize or purchase their first property.

In short, the cottage comprises; an Entrance Hall, Lounge, Dining Room, Kitchen and cellar to the ground floor whereas to the first floor, there are two double Bedrooms and a Bathroom. The property benefits from gas fired central heating and uPVC double glazing throughout.

To the rear, there is a fully enclosed garden that incorporates an artificial lawn as well as a stone flagged patio. Included within the sale is also a brick-built outhouse.

HOLDEN & PRESCOTT

Viewing: By appointment with Holden and Prescott 01625 422244

Ground Floor

Entrance Hall

uPVC composite front door with fanlight over and glazing inset. Handrail to staircase. Laminate flooring. Double panelled radiator.

Lounge

11'11 x 11'08

Stylish fireplace with wooden surround, mantel and hearth. Meter cupboard to the chimney recess. uPVC double glazed window. Double panelled radiator.

Dining Room

11'03 x 10'10

Storage cupboard to the chimney recess. uPVC double glazed window. Access to cellar. Double panelled radiator.

Kitchen

8'00 x 6'07

Single drainer stainless steel sink unit with mixer tap and base units below. An additional range of matching base and eye level units with contrasting work surfaces. Integrated oven. Built-in four ring induction hob with extractor hood over. Space for fridge/freezer. uPVC double glazed window. uPVC door opening onto the rear garden. Double panelled radiator.

Cellar

Power and Light.

First Floor



Landing

Handrail and spindle balustrade to the staircase. Loft access. Double panelled radiator.

Bedroom One

18'11 x 11'06

uPVC double glazed window. Double panelled radiator.

Bedroom Two

11'03 x 10'07

Built-in wardrobe. uPVC double glazed window. Double panelled radiator.

Bathroom

The white suite comprises a panelled bath with screen and thermostatic shower over, a pedestal wash basin with mixer tap and a low suite W.C. Cupboard housing the Baxi combination style condensing boiler. Extractor fan. uPVC double glazed window. Double panelled radiator.

Outside

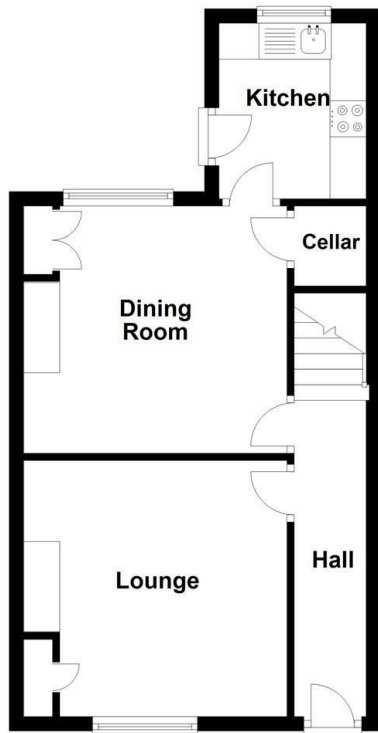
Garden

To the rear of the property the garden is fully enclosed within walled and fenced borders and incorporates a stone flagged patio and an artificial lawn. There is also a brick built outhouse.

£225,000

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Ground Floor



First Floor





