





28, Haldene Road, Macclesfield, Cheshire SK11 8WE

Set within a desirable modern development built in 2019, this beautifully presented four-bedroom detached home offers spacious, high-quality living in a superb location. Just a short walk from well-regarded schools, the hospital, railway station, and town centre — including attractions like the popular Picturedrome — this property is ideal for families seeking convenience without compromise.

Presented in immaculate condition throughout, the home has been thoughtfully enhanced since new, offering a refined interior that blends style and practicality.

Downstairs, you'll find:

A welcoming entrance hall

Spacious lounge

Handy cloakroom

Separate utility room

Stunning open-plan dining kitchen with patio doors leading out to the garden — perfect for entertaining and everyday family life.

Upstairs features:

A generous master bedroom with ensuite shower room

Three additional well-proportioned double bedrooms

Contemporary family bathroom

This smart home also benefits from gas central heating, full double glazing, and integrated smart switches and heating controls for added convenience and energy efficiency.

Outside, the property continues to impress.

Set behind a neat front lawn and block-paved driveway, there's off-road parking for two vehicles and access to an integral garage.

The rear garden has been thoughtfully landscaped and features a lawn, raised planted borders, and two patio areas — one of which is sheltered by a stylish pitched-roof pergola, creating a perfect spot to relax or entertain. With no properties directly behind, the garden offers a real sense of privacy and space.

This is a rare opportunity to purchase a turnkey family home in a superb location. Early viewing is highly recommended!

Macclesfield is a thriving business centre and market town with excellent local amenities and a choice of modern leisure and sports facilities. The town is situated on the Cheshire Plain, on the edge of the Peak District National Park with its picturesque beauty and extensive walks.

Residents of Macclesfield have access to good transport links including national motorways, major roads and train networks, including the West Coast Line direct to London. Manchester International Airport is only thirteen miles away by road. Greater Manchester is within comfortable daily travelling distance and there are regular bus services to neighbouring towns.

Proceed out of Macclesfield along Cumberland Street bearing right at the roundabout into Chester Road. Having passed the fire station on the left hand side, take the first turning on the left into Haldene road. Take the first right into Fleming Drive and then take the left turning into Haldene Road. The property can be found immediately on the left hand side.

Viewing: By appointment with Holden and Prescott 01625 422244

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Ground Floor

Covered Porch

Courtesy light. Stone flooring.

Entrance Hall

Composite front door with double glazed panel. Amtico flooring. Handrail to staircase. Single panelled radiator.

Lounge

17'7 x 12'8 reducing 10'4

Large understairs storage cupboard. uPVC double glazed windows with plantation shutters to the bay. Double panelled radiator. Single panelled radiator.

Dining Kitchen

22'2 x 12'4 reducing to 11'5

One and a half bowl stainless steel sink unit with mixer tap and base cupboard below. An additional range of matching base and eye level cupboards with contrasting quartz surfaces and splashbacks. Integrated Neff oven with microwave oven over and warming tray below. Five ring Neff electric hob with extractor hood over. Integrated fridge/freezer. Integrated dishwasher. Integrated wine fridge. Downlighting. Hanging light points. Amtico flooring. uPVC double glazed window. uPVC patio doors to the garden. Double panelled radiator.

Utility Room

7'9 x 5'3

Single drainer stainless steel sink unit with a mixer tap and base cupboard below. An additional range of base and eye level cupboards with contrasting quartz work surfaces and splashbacks. Plumbing for automatic washing machine. Space for tumble dryer. Downlighting. Extractor fan. Tiled flooring. uPVC back door with double glazed panel. Single panelled radiator.

Cloakroom/W.C.

The white suite comprises a hand basin with mixer tap and a low suite W.C. Downlighting. Extractor fan. Partially tiled walls. Tiled flooring. uPVC double glazed window. Single panelled radiator.

First Floor

Landing

Access to a partially boarded loft with lights installed. Radiator.

Bedroom One

14'8 x 12'8 reducing to 10'4

Floor to ceiling fitted wardrobe with hanging rail and shelving and sliding mirrored doors. uPVC double glazed window. Single panelled radiator.

En suite Shower

The suite comprises a fully tiled cubicle with dual-headed thermostatic shower over, a hand basin with mixer tap and a low suite W.C. with concealed cistern. Wall mounted bathroom mirrored bathroom cabinet with integrated light. Additional bathroom cabinet. Extractor fan. Downlighting. Porcelanosa tiled walls. Tiled flooring. uPVC double glazed window. Chrome heated towel rail.

Bedroom Two

14'6 x 8'6

uPVC double glazed window. Single panelled radiator.

Bedroom Three

13'11 x 9'9 reducing to 7'6

Storage cupboard with shelving over the stair bulkhead. uPVC double glazed window. Double panelled radiator.

Bedroom Four

12'2 x 9'8 reducing to 8'2

uPVC double glazed window. Single panelled radiator.

Family Bathroom

The suite comprises a panelled bath with mixer tap and shower over, a fully tiled cubicle with dual-headed thermostatic shower over, a hand basin with mixer tap and a low suite W.C. with concealed cistern. Extractor fan. Downlighting. Wall-mounted mirrored bathroom cabinet. Porcelanosa tiled walls. Tiled floor. uPVC double glazed window. Chrome heated towel rail.

Outside

Gardens

The property is set behind a double block paved driveway and neat lawn accented with attractive bush borders. There is also a stone flagged path which leads to the rear garden which is accessed via a secure gate. The garden to the rear is fully enclosed and has been effectively landscaped to incorporate spaces for all members of the family as there is a good sized neat lawn, a wrap-a-round Kandle grey indian stone patio and a raised patio which is covered by a wooden pergola with a pitched roof. Bordering the lawn are raised beds edged by railway sleepers which contain a range of trees, bushes and shrubs. Outdoor lifestyle electrics are also installed.

Garage

19'3

Insulated electric roller garage door. Power and light. Worcester combination style condensing boiler.

Service Charge

There is a yearly service charge for the grounds surrounding the property which is £286.94

£515,000

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