



Crescent Road, Cheadle, SK8 1PW

'Tales of the riverbank' Enjoying an enviable position adjoining and overlooking the picturesque 'Micker Brook' yet a stones throw from the village centre, this charming terrace cottage is sure to attract interest. In brief the accommodation comprises, porch, lounge, separate dining room, fitted kitchen and useful utility store. To the first floor there are two good sized bedrooms and bathroom. Outside and to the rear, there is an enclosed courtyard garden.

To the front of the property, and a particular feature, there is are two garden areas including a good size lawned garden which slopes away to a secluded timber decked patio area overlooking Micker brook. A super property, oozing charm and character in a lovely location- an opportunity not to be missed!



20 Crescent Road, Cheadle, Cheshire , SK8 1PW

GUIDE PRICE: £289,950

DESCRIPTION: 'Tales of the riverbank' Enjoying an enviable position adjoining and overlooking the picturesque 'Micker Brook' yet a stones throw from the village centre, this charming terrace cottage is sure to attract interest. In brief the accommodation comprises, porch, lounge, separate dining room, fitted kitchen and useful utility store. To the first floor there are two good sized bedrooms and bathroom. Outside and to the rear, there is an enclosed courtyard garden. To the front of the property, and a particular feature, there is are two garden areas including a good size lawned garden which slopes away to a secluded timber decked patio area overlooking Micker brook. A super property, oozing charm and character in a lovely location - an opportunity not to be missed!

LOCATION: Crescent Road is situated within five hundred metres of Cheadle village centre, which offers a good range of shops and facilities catering for most everyday needs. For the commuter the North West motorway network can be accessed approximately one mile away.

DIRECTIONS: From our Cheadle office continue through the traffic lights on Cheadle High Street. Turn first left onto Church Street. At the end of Church Street turn left and follow the road round to the left (Hall Street) continue along Hall Street turning second right on to Crescent Road where the property can be found on the right hand side.

PORCH

LOUNGE 13' 5" x 11' 2" (4.09m x 3.4m) Feature cast iron fireplace with open grate, Upvc double glazed window, radiator, coving to ceiling, picture rail, fitted alcove cupboards.

DINING ROOM 13' 2" x 12' 0" (4.01m x 3.66m) Feature cast iron fireplace with open grate, radiator, coving to ceiling, double doors opening to the utility store.

KITCHEN 7' 7" x 7' 4" (2.31m x 2.24m) Fitted with a range of matching base and wall units incorporating working surfaces, inset stainless steel sink unit, plumbing for washing machine and dishwasher, Upvc double glazed window.

UTILITY STORE 7' 9" x 4' 9" (2.36m x 1.45m) Upvc double glazed window and door to rear, base and wall units with worktops.

LANDING Access to loft, picture rail, coving to ceiling.

BEDROOM ONE 13' 2" x 11' 2" (4.01m x 3.4m) Upvc double glazed window, fitted wardrobes, radiator.

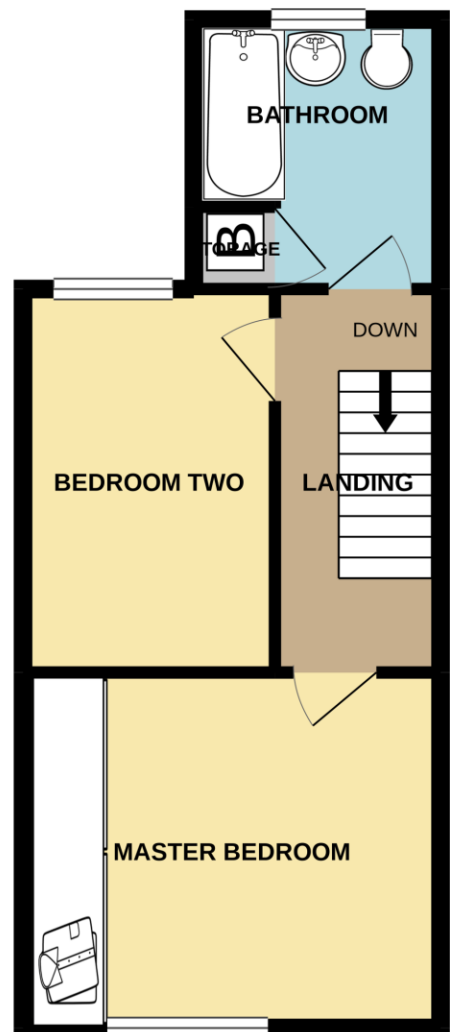
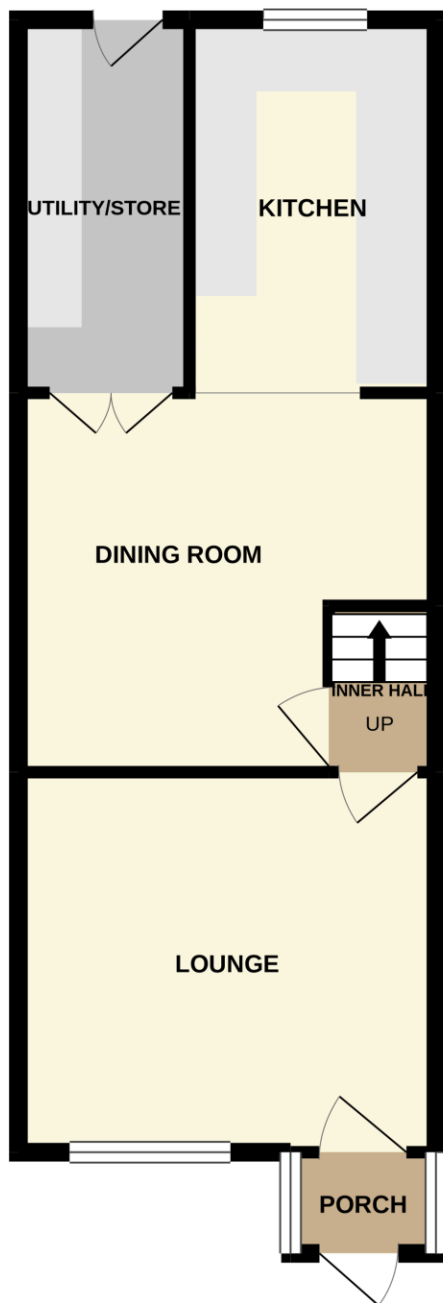
BEDROOM TWO 12' x 8' 3" (3.66m x 2.51m) Upvc double glazed window, radiator, picture rail.

BATHROOM 7' 8" x 7' 5" (2.34m x 2.26m) Fitted with a white suite comprising panelled bath with overbath shower, low level wc, hand wash basin with drawers below, ladder style radiator, part tiled walls, Upvc double glazed window. Cupboard housing Worcester central heating boiler.

OUTSIDE Outside and to the rear, there is an enclosed courtyard garden. To the front of the property, and a particular feature, there is are two garden areas including a good size lawned garden which slopes away to a secluded timber decked patio area overlooking Micker brook. A super property, oozing charm and character in a lovely location - an opportunity not to be missed!

These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements are approximate. Please note that the gas central heating (if applicable) and other appliances mentioned in the above have not been tested by the Agents. Internal photos are reproduced for general information and it must not be inferred that any item shown is included with the property. Floor plans shown give only an indication of the property layout and may not accurately represent the true proportions/dimensions of the accommodation on offer.

REF: 13957



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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Opening Hours: Mon-Fri 9am-5.30pm Sat 9am-4pm



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