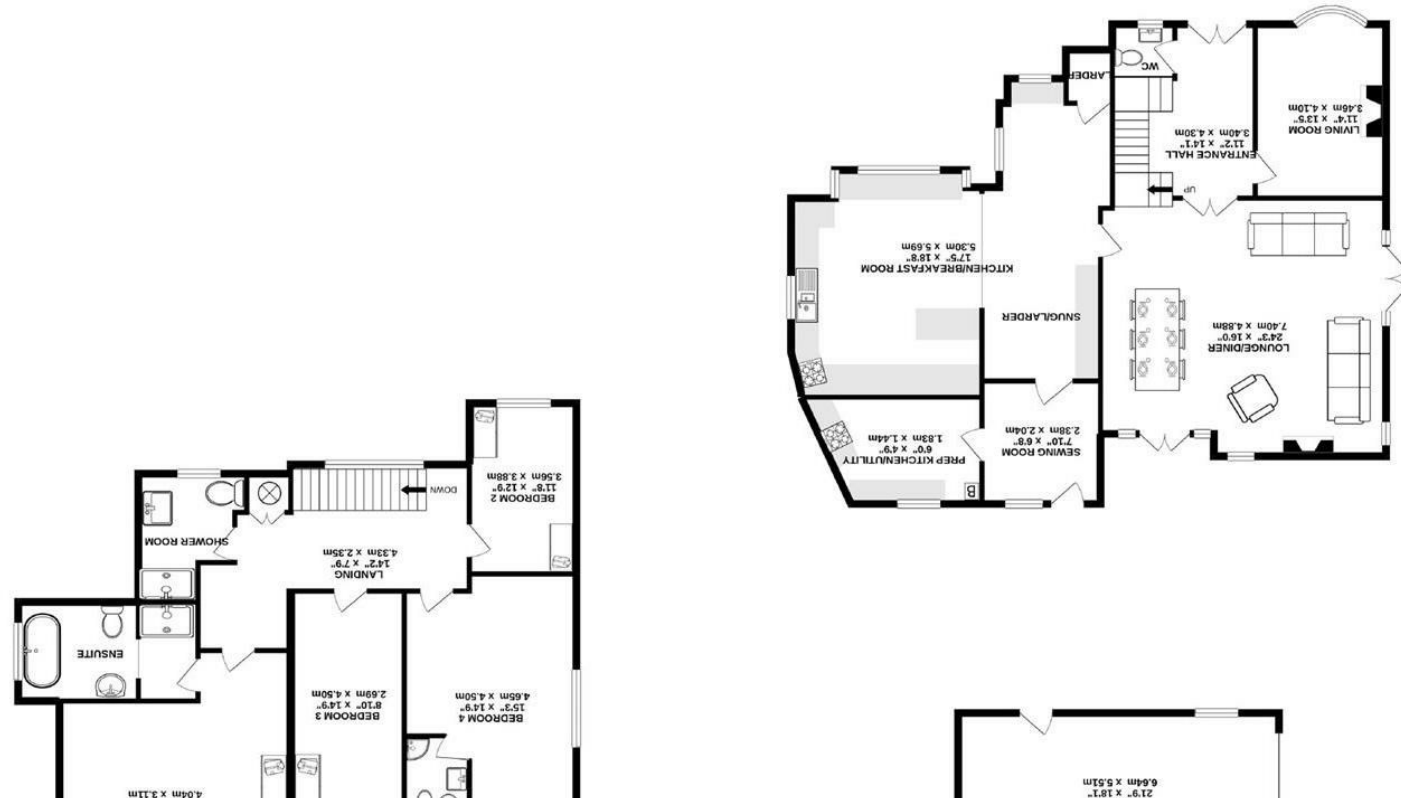


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such 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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TOTAL FLOOR AREA: 2457sq ft. (228.3 sq.m.) approx.



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington





**Kensington Gardens Altrincham  
WA15 9DP**

**£1,275,000**



### The Property

Kensington Gardens A well presented four-bedroom family home with a South Westerly facing garden in only a moments walk into Hale village centre

Recently renovated the property boasts approx.. 2500 Sqft of spacious living accommodation.

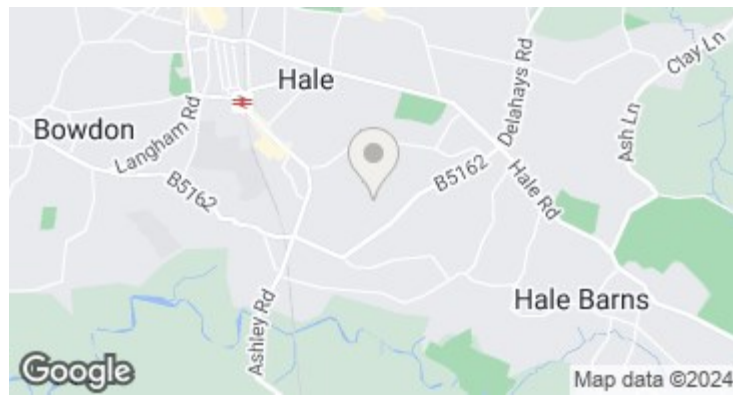
In brief the property comprises; Spacious entrance hallway with an updated downstairs WC and front facing living room with a bay window. Onwards to a large lounge/diner with two sets of French doors overlooking the patio area and garden. Newly fitted kitchen with top of the range integrated appliances and a breakfast bar attached to the larder area. Finally, a separate utility room/prep kitchen with access to the patio area finish off the spacious ground floor.

To the first floor you have four double bedrooms, two with en-suite bathrooms one being a brand new four-piece suite and an additional family shower room.

Externally you have a South Westerly facing landscaped garden, driveway parking from both Kensington Gardens and Bower Road with the addition of a large garage which could be converted (STP). A property not to be missed.

### Directions

WA15 9DP



- 4 Double Bedrooms
- 3 Bathrooms
- DWC
- 2 Reception Rooms
- Utility Room
- South Facing Enclosed Rear Garden
- 2 Seperate Driveways
- Detached Garage With Potential To Convert
- Detached Family Home
- Potential For No Onward Chain

**Postcode - WA15 9DP**

**EPC Rating - D**

**Floor Area - 2457.00 sq ft**

**Local Authority - Trafford Council**

**Council Tax - G**

