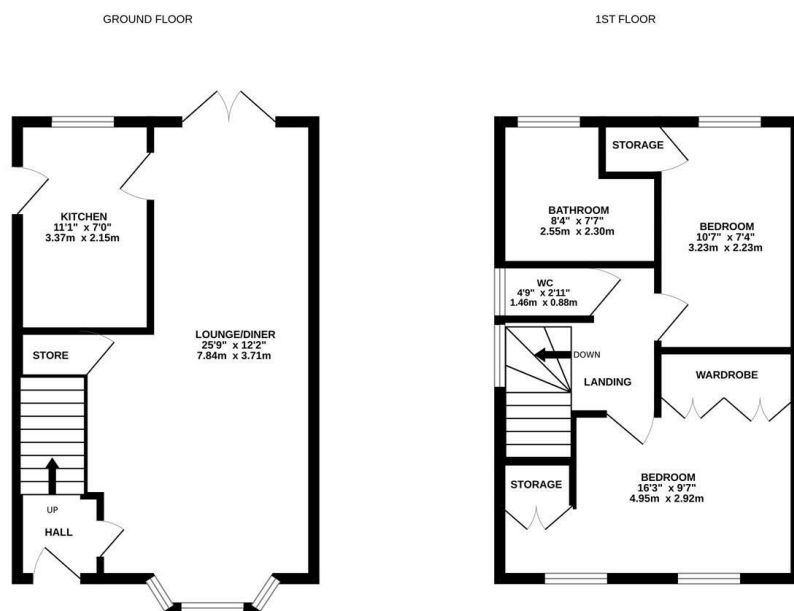


**jordan fishwick**

64 BOURNE STREET WILMSLOW SK9 5HB  
Guide Price £414,950

## 64 BOURNE STREET WILMSLOW SK9 5HB

**NO CHAIN.** A fantastic opportunity to purchase a two double bedroom semi-detached property in a popular South Wilmslow location, close to local shops on Chapel Lane, local primary schools and Lindow Common. For those requiring useful commuter links Wilmslow train station offers a direct route to London and there is easy access to motorway networks and Manchester International Airport. Set back from the road, the property benefits from off-road parking for a number of vehicles and enjoys a degree of extra privacy to the position of the frontage. In brief, the property comprises: a well proportioned through living/ dining room with French doors leading to the rear garden and access to the kitchen. To the first floor there are two bedrooms both with fitted storage cupboards. There is a separate W.C and bathroom which has both a bath and a separate shower. To the rear of the property there is an enclosed garden which is laid mainly to lawn with a paved patio. There is a large timber shed offering extra storage. The property has gas central heating and is UPVC double glazed. Early interest expected.



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix (2024).



- No Chain
- Two bedrooms
- Off road parking
- Large through living dining room
- Double glazed
- Gas central heated
- South Wilmslow location

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions
(92 plus) <b>A</b>			(92 plus) <b>A</b>
(81-91) <b>B</b>			(81-91) <b>B</b>
(69-80) <b>C</b>			(69-80) <b>C</b>
(55-68) <b>D</b>			(55-68) <b>D</b>
(39-54) <b>E</b>			(39-54) <b>E</b>
(21-38) <b>F</b>			(21-38) <b>F</b>
(1-20) <b>G</b>			(1-20) <b>G</b>
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		<b>England &amp; Wales</b>
			EU Directive 2002/91/EC