



223 Park Lane, Macclesfield, SK11 8AA

A substantial and well presented period property forms part of one of Macclesfield's well known Victorian terraces, "The Twelve Apostles", which is located close to local Primary and Secondary Schools as well as being convenient to the town centre and excellent transport links. Constructed in the 1890's, "Glynwood" is a handsome red brick family home set back behind a front garden with a stone wall. This particular family home offers a fabulous blend of a bygone era along side modern day comforts and an elegant interior design provides a truly lovely home. Still retaining much of the character typical of the era in which it was built in the form of cast iron fire places, sash windows, deep skirting boards, corbel and high cornice ceilings. The present owners have transformed this property into a quite splendid and highly distinguished home, having given careful consideration to its detail to provide a perfect balance for the new owners. More modern conveniences such as gas fired central heating, en suite facilities and log burning stoves provide a warm and comfortable home. To the ground floor is a beautiful entrance hall with high ceilings and attractive Minton tiled floor. The elegant living room is tastefully decorated and features a log burning stove. The sitting room opens to a spacious open plan dining kitchen and downstairs WC. There is also a useful two chamber cellar with good head height. To the first floor are three double bedrooms, (one with en-suite facilities) and a luxury family bathroom. To the second floor is spacious and versatile loft room. The delightful rear garden is fenced and enclosed with outside lighting, an artificial lawn and raised steel borders that have been carefully nurtured and offer an array of attractive tropical plants, palm tree and various shrubs. An Indian stone patio area provides a high degree of privacy and a courtesy gate to the rear allows access to the off road parking. An early viewing is essential.

£550,000

Viewing arrangements

Viewing strictly by appointment through the agent

01625 434000

Directions

Leaving Macclesfield along Park Lane (A536), The property will be found on the right hand side just after the turning on the right for South Park Road.

Porch

Attractive Minton tiled floor. Door opening to the entrance hallway.

Entrance Hallway

Staircase leading to the first floor. Attractive Minton tiled floor. Deep skirting boards. High cornice ceilings and corbel. Cast iron style radiator.

Living Room

14'0 x 13'5

Tastefully decorated and featuring a log burning stove set within the chimney breast. Double glazed bay window to the front aspect fitted with Plantation shutters. High cornice ceilings and picture rails. Deep skirting boards. Cast iron style radiator.

Sitting Room

14'5 x 12'4

Generous reception room featuring a log burning stove set within the chimney breast. High cornice ceiling. Wooden floor. Deep skirting boards. Double glazed Sash window to the rear aspect. Cast iron style radiator.

Open Plan Dining/Kitchen

29'6 x 11'0

Dining Area

19'6 x 11'2

Ample space for a dining table and chairs. Tiled floor. Recessed ceiling spotlights. Double glazed sash window and door to the side aspect with access to the garden. Cast iron style radiator.

Kitchen

11'0 x 10'0

Fitted with a range of base units with butcher block work surfaces over. One and a quarter bowl ceramic style sink unit with mixer tap and drainer. Four ring "Siemens" induction hob with integrated extractor fan. Built in double "Neff" oven. Integrated fridge/freezer and dishwasher. Space for a washing machine. Tiled floor. Breakfast bar with stool recess. Two Velux windows. Window to the rear aspect. Contemporary radiator. Recessed ceiling spotlights.

Downstairs WC

Fitted with a high level WC and wash hand basin

Stairs Down To The Cellar

Chamber One

12'3 x 11'6

Spacious chamber with window to the front aspect. Power and lighting. Good head height.

Chamber Two

8'5 x 4'4

Window to the front aspect. Good head height.

Stairs To The First Floor

Feature stained glass skylight window allowing natural light to flood in. Recessed ceiling spotlights. Access to the loft space. Stairs lead off the main landing to the loft room. Radiator.

Master Bedroom

14'10 x 11'0

Tastefully decorated master bedroom with feature fireplace. Double glazed bay window to the front aspect, fitted with Plantation shutters. Built in twin double wardrobes with cupboard above and drawers below. Cast iron style radiator.

En-Suite Shower Room

8'4 x 6'0

Stylish en-suite shower room fitted with a walk in shower, push button low level WC with concealed cistern and vanity wash hand basin. Recessed ceiling spotlights. Double glazed sash window to the front aspect fitted with Plantation shutters.

Bedroom Two

14'7 x 12'5

Double bedroom with feature fireplace. Double glazed window to the rear aspect. Picture rails. Radiator.

Bedroom Three

11'0 x 8'0

Double bedroom with double glazed sash window to the side aspect. Built in cupboard. Recessed ceiling spotlights. Radiator.

Family Bathroom

11'0 x 6'7

Luxury bathroom featuring a free standing roll top copper style bath with gold mixer tap, separate walk in shower, high level WC and vanity wash hand basin. Tiled floor. Recessed ceiling spotlights. Double glazed sash window to rear aspect. Heated towel rail.

Stairs To The Second Floor

Bedroom

18'10 x 16'6

Versatile and spacious room with excellent head height. Feature exposed beams. Victorian fire place. Velux window to front aspect. Double glazed sash window to the front aspect. Storage to the eaves. Radiator.

Outside

Private Garden

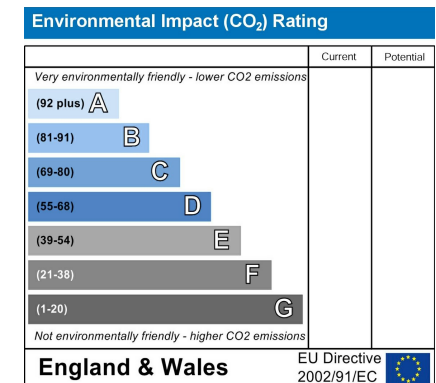
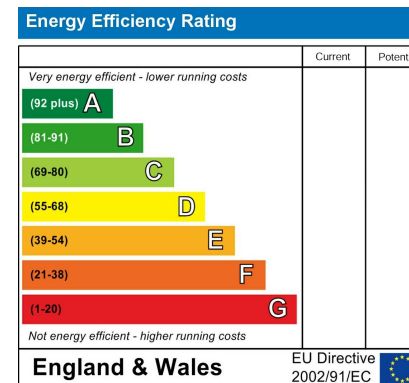
The delightful rear garden is fenced and enclosed, featuring a pergola and outside lighting. An artificial lawn and raised steel borders have been carefully nurtured and offer an array of attractive tropical plants, palm tree and various shrubs. An Indian stone patio area provides a high degree of privacy and a courtesy gate to the rear allows access to the off road parking.

Off Road Parking To The Rear

Block paved driveway to the rear (accessed from Barton Street) Electric car charging point. A courtesy gate to the garden.

Tenure

We are advised by the vendor that the property is Freehold and that the council tax band is E. We would advise any prospective buyer to confirm these details with their legal representative.





BASEMENT

GROUND FLOOR

1ST FLOOR

2ND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only.
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