



## 24 Augusta Drive, Tytherington, SK10 2UR £2,250 Per Calendar Month



A beautifully presented modern detached residence, positioned in a peaceful cul-de-sac just a short stroll from the highly regarded Tytherington Club. Designed with family living in mind, this impressive home combines elegant interiors with generous proportions throughout. The ground floor features a welcoming entrance hall, guest cloakroom, a spacious lounge with a striking limestone fireplace, formal dining room, versatile family room, and a superb open-plan dining kitchen complete with integrated appliances and a separate utility room. Upstairs, the galleried landing leads to four well-proportioned bedrooms and two stylish bathrooms, including a luxurious en-suite to the principal bedroom. Comfort is assured with gas central heating throughout. Outside, the property is enhanced by beautifully maintained gardens to both the front and rear, offering lawns, patio terraces, and the perfect aspect for enjoying both morning and afternoon sunshine. A double-width driveway provides ample parking and access to a detached double garage. This is a wonderful opportunity to acquire a stylish family home in one of Tytherington's most sought-after locations.



- Four Bed Detached House
- Two Bathrooms
- Parking for Two Cars
- Available November
- Two Reception Rooms
- Detached Double Garage
- Front and Rear Gardens
- Unfurnished