



Woodheys Drive, Sale, M33

Offers Over: £735,000

Freehold

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Occupying a prime corner position on the highly sought-after Woodheys Drive, this stunning and extended semi-detached family home combines exceptional style and space. Perfectly located just a stone's throw from Woodheys Park and Tyntesfield Primary School, and within easy reach of Sale town centre this is an ideal purchase for any family.

To the front, a large driveway provides ample off-road parking for several vehicles. Upon entering, you are greeted by a welcoming entrance hallway featuring elegant wall panelling and engineered wood flooring that sets the tone for the quality throughout.

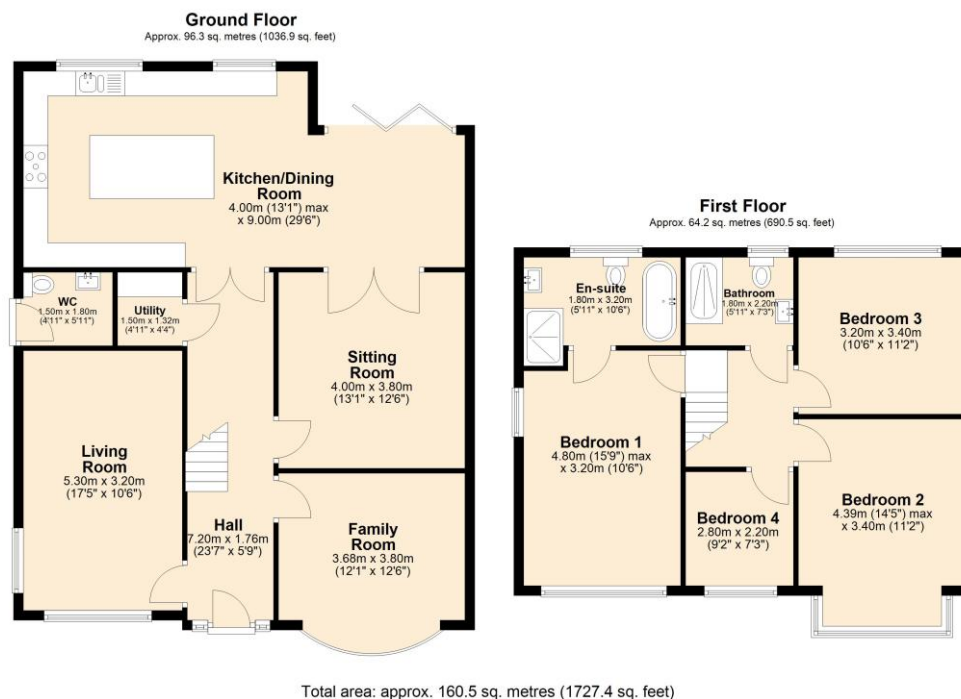
To the left, the family room enjoys dual aspect windows to the front and side, flooding the space with natural light. The first room on the right is currently utilised as a playroom (second reception room), illuminated by a charming bay window, offering versatility to suit a variety of needs. A utility room, complete with space for both a washer and dryer, seamlessly leads through to the downstairs WC.

At the heart of the home lies the open-plan kitchen, dining, and living area, a true showpiece of contemporary design. The stunning bespoke Cashmere kitchen features quartz work surfaces, a five-ring Smeg gas hob with extractor, integrated appliances, and a central island with seating, perfect for family gatherings or entertaining guests. Tiled flooring flows effortlessly through the space, complementing the dining area with its exposed brick feature wall and bi-folding doors opening out to the rear garden. From here, double doors lead to a cosy sitting room, complete with bespoke illuminated bookshelves and an electric feature fire, creating an inviting ambiance.

The first floor is equally impressive, with a spacious landing enhanced by a feature skylight and loft access. The main bedroom is a superbly proportioned boasting dual windows and a luxurious en-suite bathroom with Aztec tiled flooring, a freestanding roll-top bath, corner shower unit, WC, and wash hand basin. Bedroom two, located to the front, benefits from a bay window, while bedroom three enjoys views over the rear garden. Bedroom four is currently used as a dressing room, though it comfortably serves as a good-sized single bedroom. The family bathroom completes the accommodation, featuring a walk-in shower, WC, and wash hand basin.

To the rear, the property boasts a generous garden, mainly laid to lawn, offering an ideal outdoor space for relaxation, play, or entertaining.

This exquisite family home blends classic charm with contemporary design, all set in a prime location close to excellent schools, green spaces, and local amenities.



- Freehold
- EPC Grade C
- Council Tax Band C





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Disclaimer

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