

Callaghans

Independent Estate Agents, Surveyors, Valuers and Mortgage Brokers

30 Conway Road,
Cheadle Hulme, SK8 6DB



£365,000

**Large Detached
Integrated Garage
Three Bedrooms
Overlooking School
Gardens and Driveway
Large Family Kitchen**

Callaghans Estate Agents
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**** LARGE DETACHED ** INTEGRATED GARAGE, GARDENS AND DRIVE. ** OVERLOOKING SCHOOL GATES ** THREE BEDROOMS **** Don't miss this opportunity to own a spacious three bedroom detached property in a sought-after location across from Cheadle Catholic School. This home boasts a generous lounge with plenty of natural light, a large dining kitchen with modern floor and wall units, and a downstairs toilet. Upstairs, you will find three roomy bedrooms with fitted wardrobes, a bathroom with over bath shower, and a separate toilet room. The property also has an integrated garage and gardens front and rear. There is a rear sun-room with patio doors opening into the garden. This could be your next great family home in a popular area with good transport links and shopping outlets nearby.

Lounge 18' 2" x 13' 11" (5.53m x 4.23m)

Dining Kitchen 18' 2" x 10' 11" (5.53m x 3.34m)

Sunroom 9' 0" x 9' 11" (2.74m x 3.03m)

Downstairs W.C. 5' 10" x 3' 3" (1.78m x 0.98m)

Garage 17' 6" x 10' 4" (5.34m x 3.14m)

Bathroom 5' 5" x 9' 10" (1.66m x 3m)

Bedroom One 11' 2" x 12' 6" (3.4m x 3.8m)

Bedroom Two 10' 10" x 11' 9" (3.31m x 3.59m)

Bedroom Three 7' 3" x 7' 10" (2.2m x 2.4m)

Toilet 5' 0" x 2' 9" (1.53m x 0.85m)

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GROUND FLOOR
735 sq.ft. (68.3 sq.m.) approx.



1ST FLOOR
438 sq.ft. (40.6 sq.m.) approx.



TOTAL FLOOR AREA: 1172 sq.ft. (108.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any 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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