



**GASCOIGNE  
HALMAN**

9 DOOLEYS GRIG, SALTERS LANE, LOWER  
WITHINGTON, MACCLESFIELD

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THE AREAS LEADING ESTATE AGENT

| £180,000

Representing a 68% share, and set in the most idyllic of locations overlooking woodland and Cheshire Farmland beyond, a two double bedroom semi-detached home in a generous corner plot, electric gates providing off road parking for several vehicles.

Dooleys Grig is a popular location surrounded by Cheshire Countryside yet by no means isolated., with Holmes Chapel, Knutsford, Alderley Edge, Wilmslow and Macclesfield just a short drive away.

This particular property, offers an ideal opportunity for a buyer to get onto the housing ladder. Currently being sold as 68% shared ownership, you do have the ability to staircase up to 80% ownership, rent is payable for the current remaining 32% share.

Off the hallway, a downstairs wc has been created, while the lounge and dining rooms, although two very defined rooms, also give the concept of open plan. The kitchen is fitted with a range of units along with space for a washing machine, slim line dishwasher and a fridge freezer.

Off the living room, a very useful conservatory overlooks the gardens. To the first floor there are two double bedrooms along with a three piece white bathroom which incorporates a corner shower enclosure.

The grounds of this property are quite unique, being a corner plot the gardens flow from the front, side and onto the rear although most offering low maintenance.

Electric gates from Dooleys Grig provide off road parking for a number of vehicles. With fence and hedge boundaries, the garden provides a lawn and turning area to the front, space at the side for a greenhouse, while three timber sheds provide ample space for a potting shed, storage and workshop if required.

A great location for this shared ownership home which offers deceptively spacious accommodation.

#### DIRECTIONS

SK11 9EL - Dooleys Grig, Lower Withington

#### LOCATION

Lower Withington is a popular semi rural village with easy access to major road links and with the centre of Knutsford, Holmes Chapel, Alderley Edge and Macclesfield just a short drive away. All are thriving towns that provides a comprehensive range of shops, varied social and recreational amenities and good schools for children of all ages. For the commuter, Manchester International Airport and its connection with the North West motorway network are approximately thirty minutes away by car and the railway station in Holmes Chapel, Goostrey, Chelford, Alderley Edge and Macclesfield provides fast and frequent Intercity and commuter links with Manchester, London and the surrounding business centres.

#### TENURE

Leasehold, with the remainder of a 99 year lease from 2015

#### LOCAL AUTHORITY

Cheshire East, Council tax band C

#### EPC

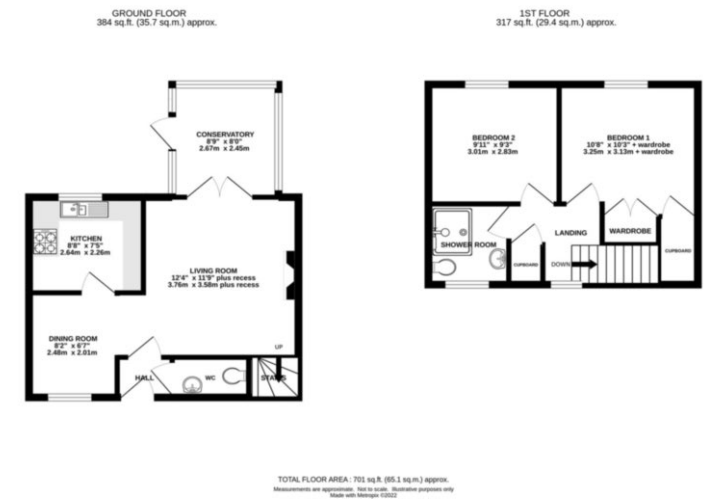
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#### SERVICES

Services have not been tested and you are advised to make your own enquiries and/or inspections.

#### VIEWING

Viewing strictly by appointment through the Agents.



## HOLMES CHAPEL OFFICE

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