



ASHWORTH HOLME
Sales · Lettings · Property Management



35 OAKFIELD STREET, WA15 8HQ
£395,000



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DESCRIPTION

A BEAUTIFULLY PRESENTED VICTORIAN TERRACE IN THE HEART OF ALTRINCHAM, JUST MOMENTS FROM THE TOWN CENTRE AND METROLINK

This attractive period home offers 1077 sq ft of versatile accommodation arranged over three floors, combining original character with modern convenience. Ideally positioned within a short stroll of the vibrant Market Quarter, excellent transport links and the town's many amenities, it is perfectly placed for those seeking both lifestyle and practicality.

The ground floor features a welcoming hallway, a spacious open-plan living and dining room with parquet flooring, and French doors opening onto the courtyard garden. The kitchen is fitted with a range of units and integrated appliances, with access to the garden beyond. To the lower ground floor, the cellar benefits from plumbing and drainage for a washing machine and is currently used as a utility space, while also offering superb potential for full conversion into additional living accommodation. The first floor is home to two generous double bedrooms, both with period detailing, and a family bathroom with a modern white suite. Externally, there is residents' permit parking to the front. To the rear, a walled courtyard garden with artificial lawn and decked seating areas provides an ideal low-maintenance outdoor space, with a further small garden area beyond.

A superb opportunity to acquire a stylish Victorian home in one of Altrincham's most desirable and convenient locations. NO ONWARD CHAIN. FREEHOLD.

KEY FEATURES

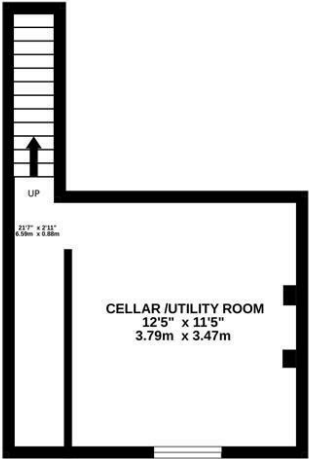
- Victorian terrace in the heart of Altrincham
- Spacious open-plan living and dining room
- Useful cellar/utility room with plumbing
- Low-maintenance walled courtyard garden
- 1,077 sq ft of accommodation over three floors
- Kitchen with integrated appliances
- Two generous double bedrooms
- No onward chain & FREEHOLD



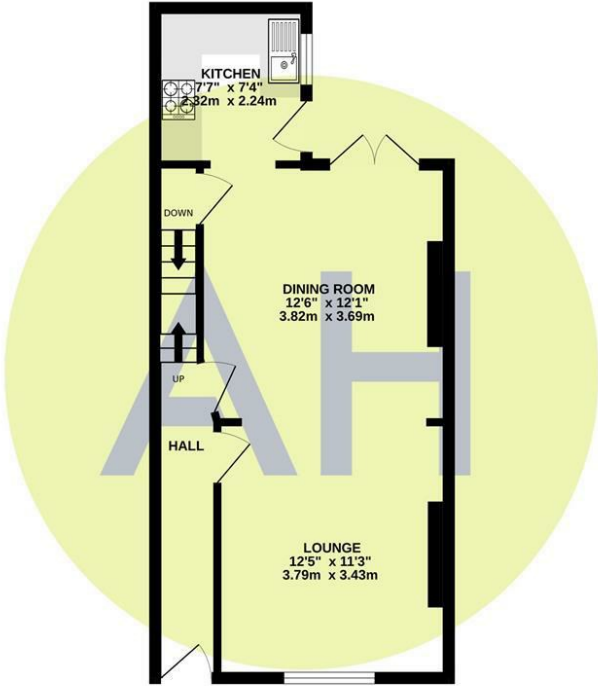




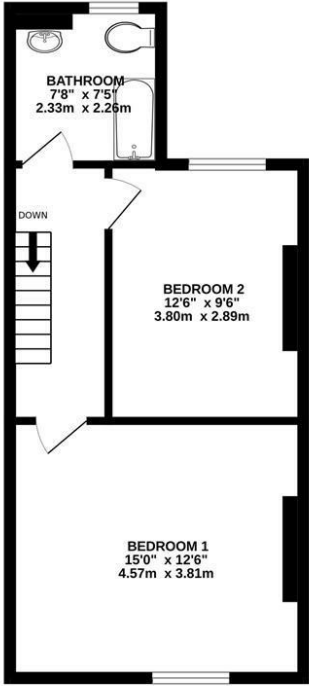
BASEMENT LEVEL
199 sq.ft. (18.5 sq.m.) approx.



GROUND FLOOR
405 sq.ft. (37.6 sq.m.) approx.

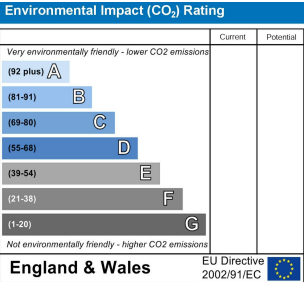
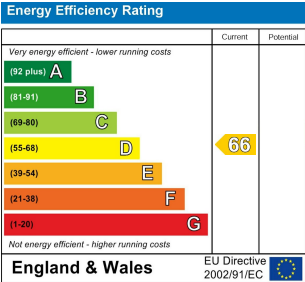


1ST FLOOR
403 sq.ft. (37.4 sq.m.) approx.



TOTAL FLOOR AREA : 1006 sq.ft. (93.5 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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ASHWORTH HOLME

16-18 CROSS STREET, SALE, CHESHIRE M33 7AE
T 0161 973 6680 E INFO@ASHWORTHHOLME.CO.UK
WWW.ASHWORTHHOLME.CO.UK



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