

ANY
PART EXCHANGE
WELCOME



Queens Road
Cheadle Hulme, SK8 5HS

SHRIGLEY ROSE & CO
Bespoke Estate Agents



Queens Road , Cheadle Hulme, SK8 5HS

Introducing a spacious and inviting five-bedroom, four-bathroom family home nestled in the heart of a sought-after Cheadle Hulme neighbourhood. This large, detached residence offers an ideal blend of comfort, functionality, and style, making it the perfect sanctuary for modern living.

Welcome home to a grand entrance through a spacious porch that sets the tone for luxury and comfort. As you step inside, you're greeted by an expansive hallway, setting the stage for the elegance that awaits within. From here you can access the handy downstairs toilet and abundance of storage spaces. The ground floor of this remarkable home offers an array of inviting spaces designed to accommodate every aspect of modern family life. A bright and airy living room provides the perfect setting for relaxation and gatherings, while a large dining room sets the scene for memorable meals with loved ones.

For those who work from home or require a dedicated study space, a thoughtfully designed office awaits, offering tranquillity and productivity. The spacious kitchen, complete with modern amenities and abundant storage, is a chef's delight, ideal for culinary adventures and casual dining alike.

Adding to the convenience, a useful utility room ensures seamless organization of household chores and storage needs. But the surprises don't end there—a separate sitting room with its own side entrance presents a versatile space that could easily be transformed into a home office, studio, or even an annex for guests.

With its flexible layout and abundance of living space, this home offers endless possibilities for customization and adaptation to suit your unique lifestyle needs. Whether you're seeking a serene retreat or a hub for entertaining, this residence is sure to exceed your expectations at every turn.

Ascending the stairs, you'll be greeted by a welcoming landing that serves as a gateway to the upper level of this magnificent home. Here, you'll find a sanctuary of comfort and privacy with five generously proportioned bedrooms awaiting your discovery.

Among these bedrooms, three are graced with their own private en-suites, offering unparalleled luxury and convenience. Whether it's a peaceful retreat for the adults or a cosy haven for guests, these en-suite bedrooms provide the utmost comfort and exclusivity.

Complementing the en-suites, a large family bathroom awaits, complete with modern fixtures and fittings to cater to the needs of the entire household. With its spacious layout and stylish design, this bathroom offers a serene oasis for relaxation and rejuvenation.

Every bedroom in this home has been thoughtfully crafted to provide ample space, natural light, and a sense of tranquillity, ensuring restful nights and rejuvenating mornings for all. Experience the epitome of refined living as you explore the upstairs of this exceptional residence, where luxury meets practicality in perfect harmony.

Situated at the front of the property, a sprawling driveway welcomes you with ample space to accommodate several vehicles, ensuring convenient parking for both residents and guests. This expansive driveway not only adds to the curb appeal but also enhances practicality, making coming and going a breeze.





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Venturing to the rear of the home, you'll discover a delightful outdoor haven designed for relaxation and enjoyment. A charming patio area beckons for al fresco dining, entertaining, or simply soaking up the sun in a tranquil setting. Overlooking a lush, well-maintained lawn, the patio provides the perfect vantage point for savouring the beauty of the surrounding landscape. Beyond the patio, a spacious lawned garden awaits, offering plenty of room for outdoor activities, children's play, or simply unwinding amidst nature's beauty. Whether it's hosting summer barbecues, gardening endeavours, or leisurely afternoons spent lounging outdoors, this serene backyard retreat provides endless opportunities for enjoyment and relaxation. This exceptional home enjoys a prime location that embodies the essence of community living and convenience. Renowned for its desirable amenities and family-friendly atmosphere, Cheadle Hulme offers a lifestyle that's second to none. One of the standout features of this location is its proximity to excellent schools, making it an ideal choice for families with children. With top-rated schools within easy reach, parents can rest assured knowing that their children will receive a quality education in a supportive environment.

The Current Owners Love:

- Prestigious and quiet cul-de-sac location, yet still central to the motorway network, Manchester Airport, great schools (both private and state), medical facilities, shops, restaurants and leisure facilities
- Perfect for a large family with its vast and flexible living space and off road parking. The perfect house to host large family gatherings
- The scope for even further development

We Have Noticed:

- It is an exceptionally spacious home! Boasting generously sized rooms and sprawling living areas, this residence offers ample space for every aspect of modern living
- Enjoy leisurely strolls to Cheadle Hulme's bustling town centre, where an array of shops, cafes, and restaurants await. With excellent schools, parks, public transport and facilities nearby, this location is perfect
- There is no onwards chain with this property





Key Features:

- A spacious and inviting detached family home situated on a fantastic plot
- Five bedroom (four doubles) and four bathrooms (three ensembles)
- Exceptionally spacious and flexible home with four reception rooms plus a large kitchen
- Walking distance of Laurus Cheadle Hulme School & Laurus Cheadle Hulme Primary School
- Useful utility room, downstairs WC and study
- Walking distance of Cheadle Hulme Village and Train Station
- An expansive, bright and airy hallway creating the perfect welcoming into the home

Tenure: Freehold

Council Tax Band: G

Possession: Vacant possession upon completion

Total Floor Area: 3625

Viewing: Strictly by appointment only through Shrigley Rose & Co

Property Summary:

GROUND FLOOR

Porch 13'5" x 6'0" (4.09m x 1.83m)

Hallway 29'5" x 13'5" (8.97m x 4.09m)

Living Room 22'5" x 14'10" (6.83m x 4.52m)

Sitting Room 17'11" x 13'0" (5.46m x 3.96m)

Dining Room 21'10" x 11'10" (6.65m x 3.61m)

Office 13'5" x 12'5" (4.09m x 3.78m)

Kitchen 18'5" x 13'0" (5.61m x 3.96m)

Utility Room 13'0" x 7'11" (3.96m x 2.41m)

WC 6'0" x 4'10" (1.83m x 1.47m)

FIRST FLOOR

Landing 18'5" x 8'0" (5.61m x 2.44m)

Bedroom One 24'10" x 11'10" (7.57m x 3.61m)

Wardrobe 7'5" x 6'10" (2.26m x 2.08m)

Ensuite 11'10" x 8'11" (3.61m x 2.72m)

Bedroom Two 17'10" x 14'6" (5.44m x 4.42m)

Ensuite 8'0" x 4'4" (2.44m x 1.32m)

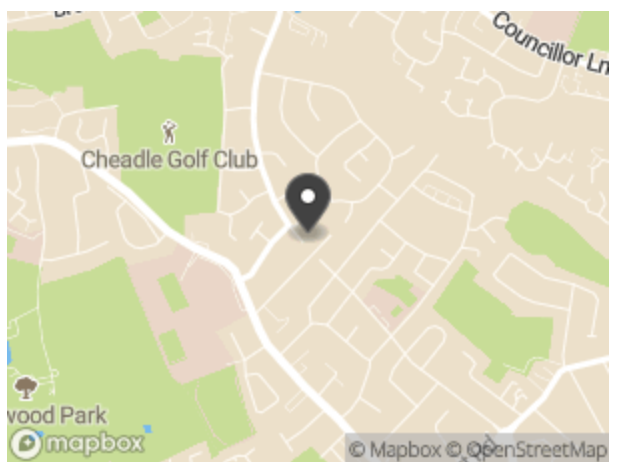
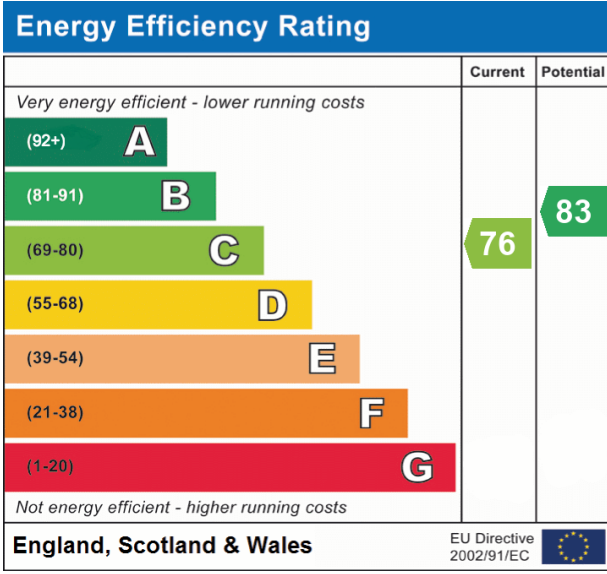
Bedroom Three 13'0" x 12'5" (3.96m x 3.78m)

Ensuite 7'10" x 5'5" (2.39m x 1.65m)

Bedroom Four 13'5" x 10'0" (4.09m x 3.05m)

Bedroom Five 10'0" x 7'10" (3.05m x 2.39m)

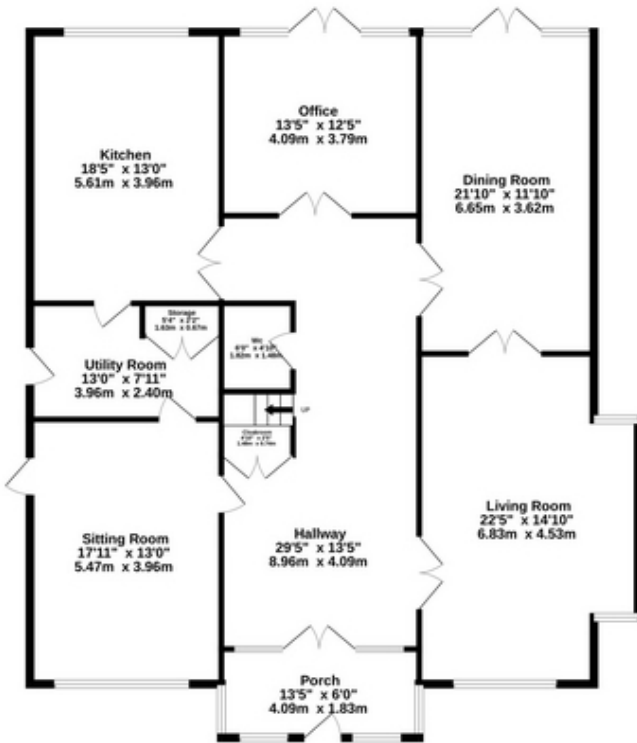
Bathroom 9'6" x 9'3" (2.9m x 2.82m)



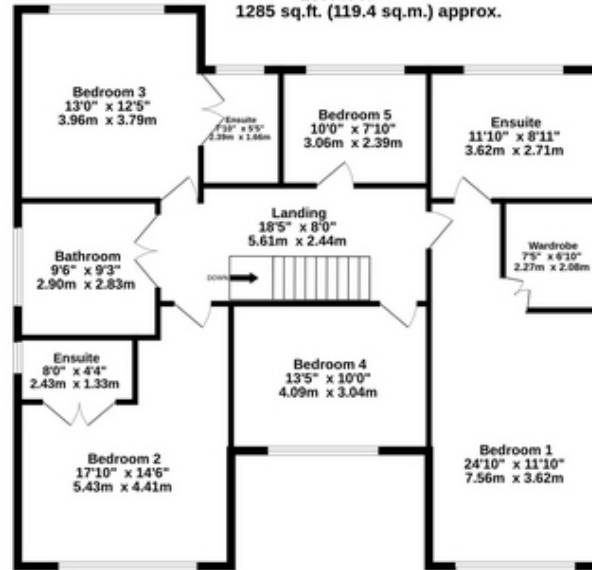


DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.

Ground Floor
1782 sq.ft. (165.5 sq.m.) approx.



1st Floor
1285 sq.ft. (119.4 sq.m.) approx.



Loft
558 sq.ft. (51.9 sq.m.) approx.



TOTAL FLOOR AREA : 3625 sq.ft. (336.8 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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