

ANY  
PART EXCHANGE  
WELCOME



Manchester Road  
Cheadle, SK8 2NP

SHRIGLEY ROSE & CO  
Bespoke Estate Agents



## Manchester Road, Cheadle, SK8 2NP

Discover the charm of Railway Cottage, a delightful two-bedroom end-terrace home situated in the heart of Cheadle Village with walking distance of fantastic shops, bars and restaurants. This beautifully presented property features an inviting hallway leading to a spacious open-plan living and dining area, highlighted by a bay window and dual aspect windows that flood the room with natural light. The well-appointed kitchen boasts matching wall and base units, an integrated oven, hob, extractor fan, and space for a washing machine. A convenient downstairs WC completes the ground floor.

Upstairs, the landing is brightened by a stunning arched feature window, and there are two generously sized double bedrooms. The modern, spacious family bathroom includes an over-the-bath shower, providing the perfect place to unwind. Access to the cellar offers additional storage, making this charming cottage an ideal home for first-time buyers or small families.

A landscaped rear garden, mainly laid to lawn with a flagged stone patio area and access to the detached outbuilding, perfect for storage or for use of an office, lots of natural light through Velux windows. Perfect space for additional living accommodation, There is additional land at the back of the home providing space for off road parking for three vehicles.

The property features a beautifully landscaped rear garden, predominantly covered with lush green lawn. A charming flagged stone patio area offers an ideal space for outdoor relaxation and entertaining. The garden also includes a detached outbuilding, which benefits from ample natural light streaming through Velux windows, making it an excellent option for storage or a home office. In addition to the main garden area, the property boasts extra land at the back, which provides convenient space for off-road parking.

Railway Cottage is a stone throw away from Alexandra Hospital and is within catchment area for excellent local schools, including Cheadle Village Primary School and The Kingsway School.

### The Current Owners Love:

- Location, a short walk to Abney Hall Country Park and the Village
- The through lounge offers lots of light
- The outbuilding and being surrounded by greenery

### We Have Noticed:

- Walking distance of Cheadle Village
- Catchment area for excellent local schools
- Great home for first time buyers or for investment purposes





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CHEF & BREWER



### Key Features:

- A beautiful two bedroom end terrace
- In the heart of Cheadle Village
- Detached outbuilding with Velux windows, perfect space for an office or storage
- Downstairs WC and cellar
- Modern family bathroom
- Catchment area for excellent local schools
- Well-established rear garden

**Tenure:** Freehold

**Council Tax Band:** B

**Possession:** Vacant possession upon completion

**Total Floor Area:** 1083 Sq Ft

**Viewing:** Strictly by appointment only through Shrigley Rose & Co

# Property Summary:

## GROUND FLOOR

Hallway 23'4" x 2'9" (7.11m x 0.84m)

Living Room 23'1" x 10'8" (7.04m x 3.25m)

Kitchen 12'7" x 5'5" (3.84m x 1.65m)

WC 5'3" x 2'4" (1.6m x 0.71m)

## FIRST FLOOR

Landing 13'2" x 5'5" (4.01m x 1.65m)

Bedroom One 12'2" x 9'10" (3.71m x 3m)

Bedroom Two 10'7" x 10'3" (3.23m x 3.12m)

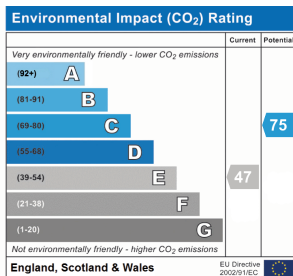
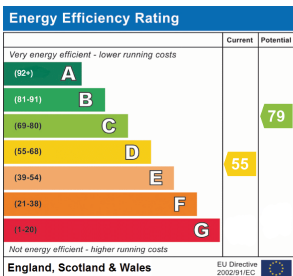
Bathroom 9'0" x 6'2" (2.74m x 1.88m)

## BASEMENT

Cellar 12'1" x 10'4" (3.68m x 3.15m)

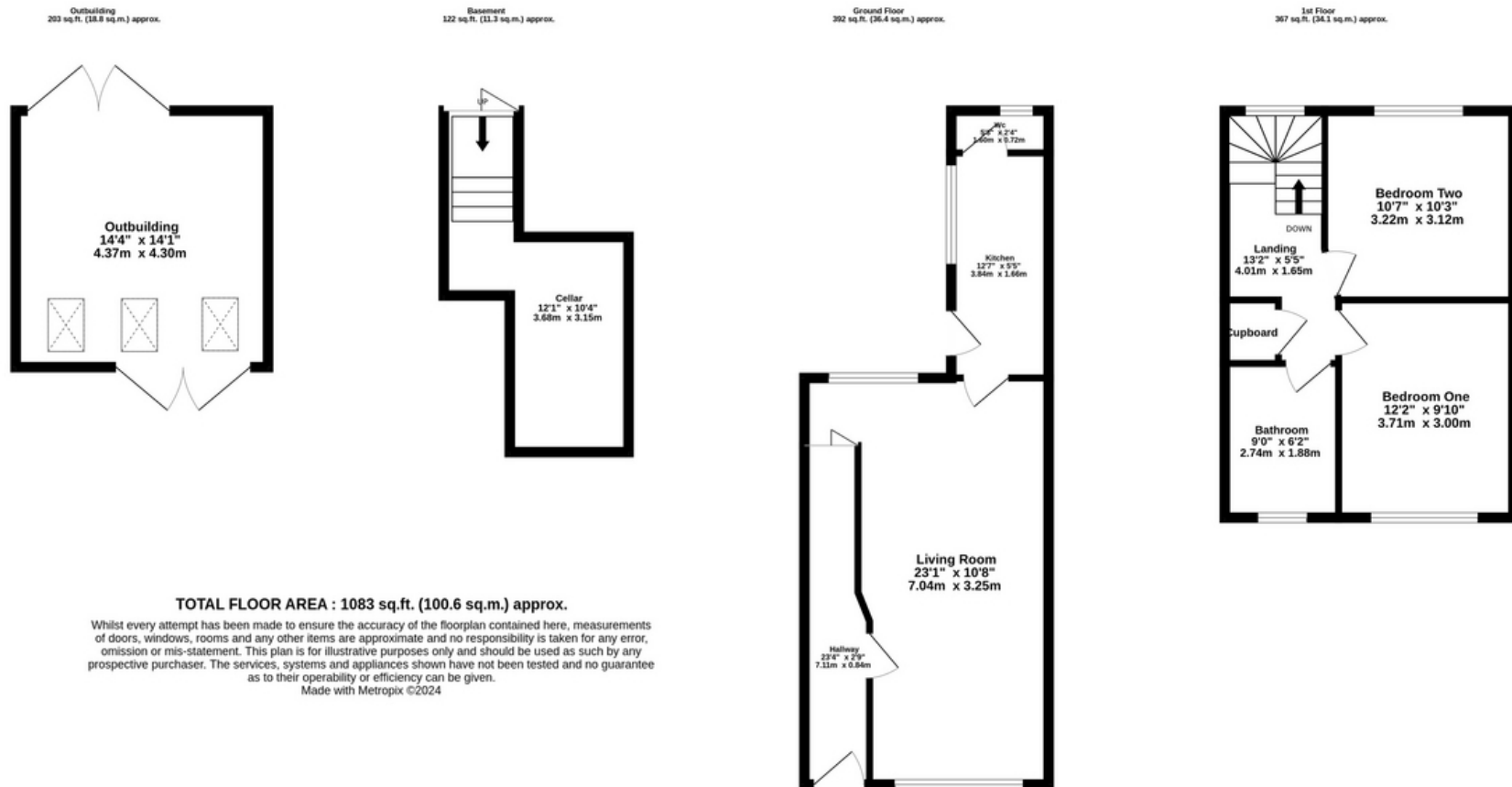
## OUTSIDE

Outbuilding 14'4" x 14'1" (4.37m x 4.29m)





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