

ANY
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WELCOME



Queens Road, Cheadle Hulme, SK8 5LY

SHRIGLEY ROSE & CO
Bespoke Estate Agents





Queens Road, Cheadle Hulme, SK8 5LY

Occupying a generous corner plot in one of Cheadle Hulme's most sought-after locations, this elegant 1950s residence combines space, style and practicality, offering an exceptional opportunity for families and couples alike. The home enjoys a prime setting within walking distance of Cheadle Hulme village and train station, with the open green spaces of Bruntwood Park and Bramhall Park just a short stroll away. Families will also appreciate the outstanding choice of local schools, including Oak Tree Primary, Laurus Cheadle Hulme and the highly regarded independent Cheadle Hulme School.

A smart double driveway leads to a welcoming porch and into a bright and spacious hallway, where you are immediately struck by the sense of scale and thoughtful layout. To the left, a refined dining room with a bay window provides the perfect setting for formal dinners and family celebrations, while to the right, a contemporary shower room with a rain head fitting adds both style and convenience. The lounge is a beautifully presented retreat, complete with a gas fire and dual-aspect windows that bathe the room in natural light and provide delightful views across the garden.



At the heart of the home lies the open-plan kitchen diner, a true showpiece. Designed for both everyday living and entertaining, it features a large breakfast bar that encourages sociable cooking and relaxed dining. The kitchen is fitted with quality appliances, including a gas hob, double oven, fridge-freezer and dishwasher, and is finished with porcelain tiled flooring. Light floods the space through two rear windows and a skylight, creating an uplifting atmosphere. The kitchen flows through to a practical utility room with side access.

The garden is an outstanding feature of this home. Wrapping around the property, it offers privacy, versatility and year-round enjoyment. Carefully landscaped, it combines sweeping lawn, conifer hedging, and paved and gravelled seating areas designed to capture the morning and afternoon sun. For families, a bark-filled play area provides an ideal space for children, while keen gardeners will appreciate the shed, outside taps and the thoughtful layout that balances function with beauty. This east-facing garden is a haven for relaxation and entertaining, benefitting from sunlight throughout the day.



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Upstairs, the home continues to impress with five well-proportioned bedrooms, each filled with natural light. The principal bedroom sits alongside a newly fitted, fully tiled family bathroom with bath and overhead shower, while the large bay-fronted bedroom offers excellent space for wardrobes. Another front-facing room is currently used as a generous home office, while two further bedrooms - one with a garden view and the other large enough to accommodate a desk, provide flexible options for children, guests or hobbies. Charming part-stained glass windows throughout the upper floor add an elegant touch of character.

This home is further enhanced by modern comforts, including gas central heating, double glazing, a full rewire in 2011, and recent updates to the kitchen and bathrooms. A boarded loft with ladder, power and lighting offers excellent potential for conversion, giving buyers the opportunity to create additional living space in the future.

Blending timeless charm with contemporary convenience, this property presents a rare chance to secure a substantial family home in a premium location. With excellent schools, transport links and leisure opportunities all close at hand, it offers not just a house, but a lifestyle.



The Current Owners Love:

- Spacious and versatile living throughout – generous proportions designed to suit modern family life and entertaining.
- Excellent location with superb transport links – within walking distance of the village, train station and outstanding local schools.
- Light-filled home in a welcoming community – enjoying an abundance of natural light and the benefit of warm, friendly neighbours.

We Have Noticed:

- Set on an impressive corner plot, offering both privacy and outdoor space to enjoy year-round
- Ideally located within walking distance of highly regarded and prestigious schools, both state and independent
- A substantial five-bedroom detached residence, perfectly designed for modern family living





Key Features:

- A substantial 1950's five-bedroom detached family home
- Stylish open-plan kitchen diner with breakfast bar
- Set on an impressive corner plot with a private wrap-around garden
- Three versatile reception rooms, including an elegant dining room, a bright and cosy lounge
- Boarded loft with ladder, power and lighting
- Walking distance to Cheadle Hulme village and train station – perfectly placed for convenient shopping, dining and easy commuter links into Manchester and beyond.
- Close to prestigious schools including CHHS, Laurus and Cheadle Hulme School. An enviable location for families seeking outstanding educational options within easy reach.

Tenure: Freehold

Council Tax Band: E

Possession: Vacant possession upon completion

Total Floor Area: 1539 sqft

Viewing: Strictly appointment only through Shrigley Rose & Co

Property Summary:

Living Room
3.90m x 4.45m

Dining Room
3.65m x 3.78m

Kitchen
4.01m x 5.34m

Utility Room
2.62m x 2.85m

Shower Room
1.96m x 2.62m

Bedroom 1
3.96m x 4.47m

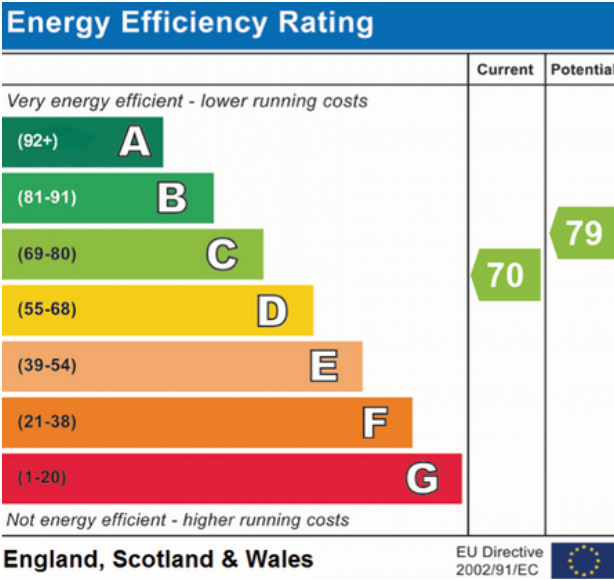
Bedroom 2
3.65m x 3.69m

Bedroom 3
2.67m x 4.26m

Bedroom 4
2.67m x 3.61m

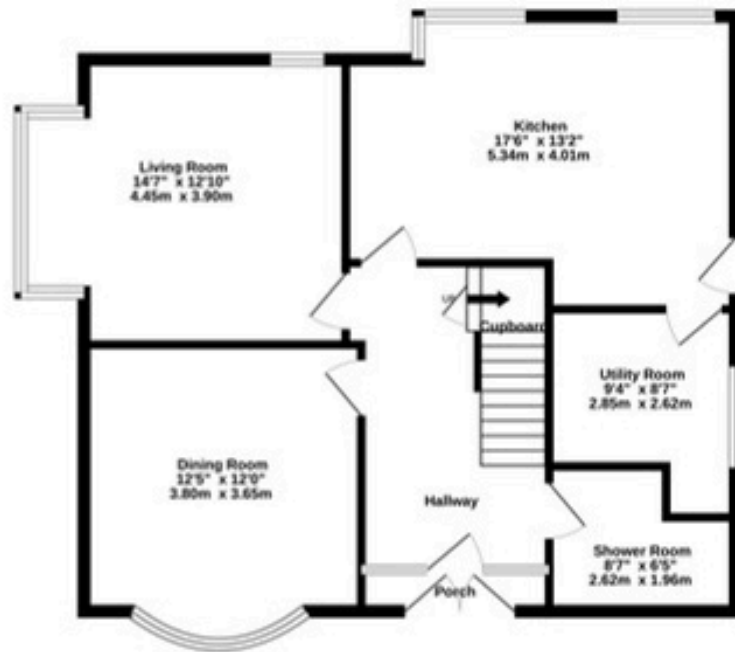
Study/Bedroom 5
2.51m x 2.77m

Bathroom
2.29m x 2.46m





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



TOTAL FLOOR AREA : 1539 sq.ft. (143.0 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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