
jordan fishwick
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68 Rainow Road, Macclesfield, Cheshire, SK10 2PF

** NO ONWARD CHAIN ** OPEN VIEWS OVER FARMLAND TO THE REAR ** A charming stone built cottage, ideally positioned a short distance along Rainow Road, close to the canal, local shops and beautiful surrounding countryside. The property enjoys an enviable setting, with open views to both the front and rear creating a wonderful sense of space and connection with the surrounding landscape. Well presented throughout, the accommodation combines character and charm with a welcoming feel. Set back from the road behind a small garden with gated access, the cottage offers an appealing first impression. In brief the accommodation comprises; an elegant open plan living and dining room complete with a characterful wood burning stove, a fitted kitchen and a ground floor bathroom. Stairs descend from the dining area to the cellar, providing useful additional storage. To the first floor are two well proportioned bedrooms. Externally, the attractive Westerly facing rear courtyard garden offers a low maintenance space in which to relax and unwind. Enclosed by traditional dry stone walling to the rear, it provides the perfect spot to enjoy an evening drink while taking in the lovely open views across the surrounding farmland and mature trees. Combining traditional cottage charm, a delightful setting and the added benefit of no onward chain, this appealing home is ideally suited to those seeking character and countryside views within easy reach of local amenities.

£265,000

Viewing arrangements
Viewing strictly by appointment through the agent
01625 434000

Location
Set in Cheshire's plains, on the fringe of the Peak District National Park, Macclesfield combines the old with the new. Originally a medieval town, Macclesfield became the country's 'Silk' capital in the 1750's, whilst it still retains that heritage, in recent years it has grown to become a thriving business centre. Macclesfield is a modern shopping centre with a range of leisure facilities to suit most tastes. There is a popular monthly Treacle Market which is a bustling Arts, Antiques, Crafts, Food and Drink Market, held on the cobbles of the town centre with around 140 stalls of exceptional food and drink, unique crafts and vintage and information from the Macclesfield community. There are many independent and state primary and secondary schools. The access points of the North West Motorway network system, Manchester International Airport and some of Cheshire's finest countryside are close at hand. Intercity rail links to London Euston and Manchester Piccadilly can be found at Macclesfield and Wilmslow railway stations as well as commuter rail links to the local business centres.

Directions
Travel out of Macclesfield along the Silk Road and at the roundabout with Tescos turn right onto Hurdsfield Road. Continue up Hurdsfield Road, over the canal bridge, where the road turns into Rainow Road and the property can be found situated on the left hand side.

Entrance Vestibule
Inset mat.

Open Plan Living/Dining Room

Living Area
13'3" x 11'8"
Featuring a log burning stove within chimney recess. Laminate floor. Deep skirting boards. Recessed ceiling spotlights. Double glazed window to the front aspect. Radiator. Open to the dining room.

Dining Area
11'7" x 10'0"
Door to the cellar. Double glazed window to the rear aspect. Recessed ceiling spotlights. Stairs to the first floor. Radiator.

Cellar
9'6" x 9'2"

Kitchen
8'0" x 6'0"
Fitted with a range of base units with work surfaces over and wall mounted units. Inset stainless steel sink with mixer tap. Four ring electric hob with extractor hood over and oven below. Space for a washing machine. Boiler within

cupboard. Recessed ceiling spotlights. Double glazed window and door to the side aspect.

Downstairs Bathroom
Fitted with a panelled bath with shower over and screen to the side, push button low level WC and pedestal wash hand basin. Tiled walls. Ladder style radiator. Double glazed window to the side aspect.

Stairs To The First Floor
Access to the loft space.

Bedroom One
13'4" x 11'8"
Double bedroom with double glazed window to the front aspect with views of open fields and mature trees. Recessed ceiling spotlights Radiator.

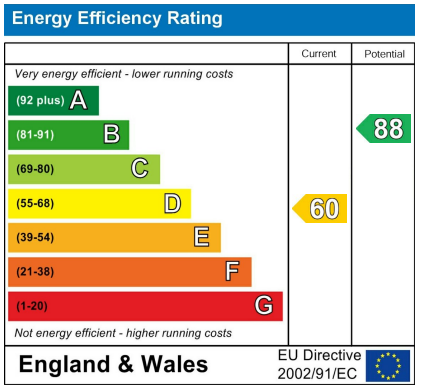
Bedroom Two
10'6" x 9'8"
Double bedroom with double glazed window to the rear with views over Macclesfield and beyond. Radiator.

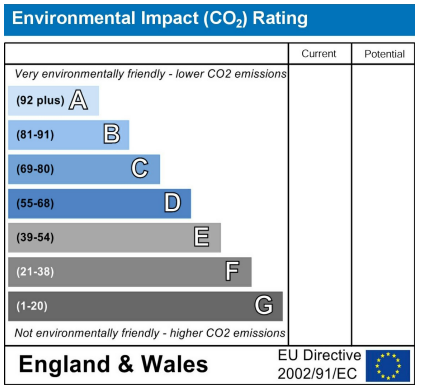
Outside

Garden
Traditional dry stone walling to the rear providing the perfect spot to enjoy an evening drink while taking in the lovely open views across the surrounding farmland and mature trees.

Tenure
The vendor has advised that the property is Freehold. The vendor has also advised that the council tax band is B.
We would advise any prospective buyer to confirm these details with their legal representative.

Anti Money Laundering - Note
To be able to sell or purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.















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Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

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