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HERE TO GET *you* THERE

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Highclove Lane, Worsley, Manchester

£575,000

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Located within one of Worsley's most desirable residential areas, this beautifully presented detached family home offers spacious and versatile accommodation, stylish interiors and a fantastic west-facing rear garden, perfectly suited to modern family living.

The property has been tastefully maintained and upgraded throughout, creating a bright and contemporary feel from the moment you enter. A welcoming entrance hallway leads to a separate front reception room, ideal as a formal lounge, snug or home office depending on individual requirements. To the rear of the property is the true heart of the home, a superb open-plan living, dining and kitchen space designed with both everyday life and entertaining in mind. The kitchen has been thoughtfully modernised with a sleek finish and opens seamlessly onto the rear garden, allowing plenty of natural light to flow through the space. A useful utility area and downstairs WC complete the ground floor accommodation.

Upstairs, the property continues to impress with four generously sized bedrooms, all presented in a modern neutral style. The principal bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a contemporary family bathroom, making the layout ideal for growing families.

Externally, the home enjoys a substantial enclosed west-facing garden which captures the afternoon and evening sun beautifully. The outdoor space offers an excellent balance of lawn and patio areas, perfect for family gatherings, outdoor dining or simply relaxing in a private setting. The property also benefits from an open aspect to the rear, enhancing the sense of space and privacy, alongside additional garden storage.

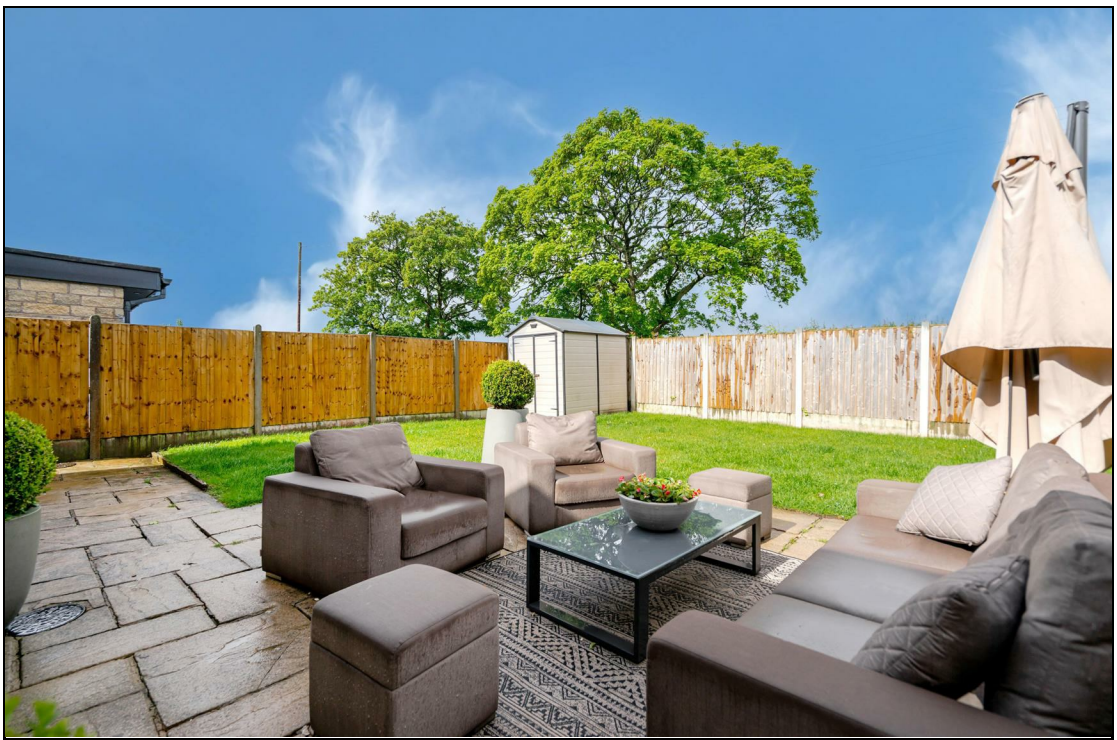
The location is equally appealing, situated close to highly regarded local schools including the Outstanding-rated St Andrew's CE Primary School. Boothstown and Worsley Village are both within easy reach, offering an excellent selection of cafés, restaurants, bars and local amenities.

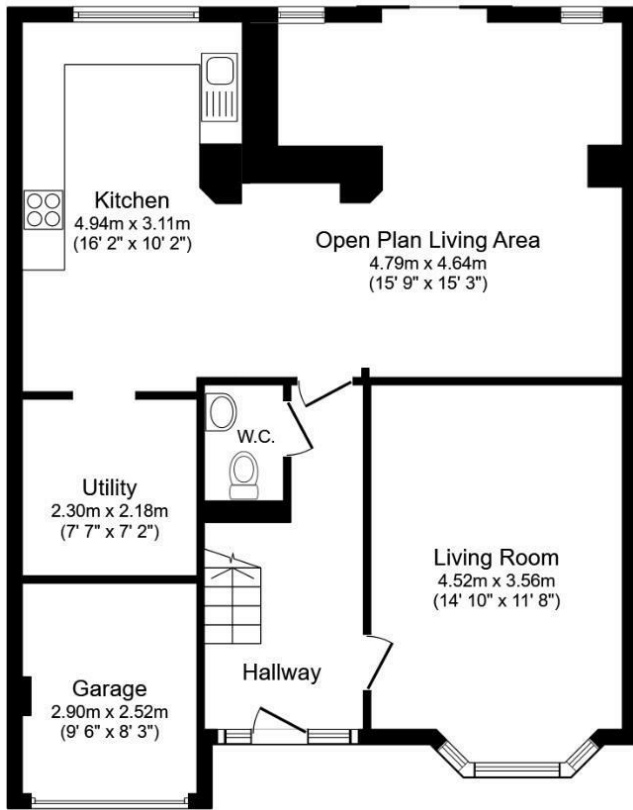
KEY FEATURES

- BEAUTIFULLY PRESENTED DETACHED HOUSE
- OPEN PLAN KITCHEN/LIVING/DINING AREA
- NOT OVERLOOKED TO THE REAR
- HIGHLY SOUGHT AFTER LOCATION
 - OFF ROAD PARKING
 - FOUR BEDROOMS
 - EN-SUITE
 - MOVE IN READY

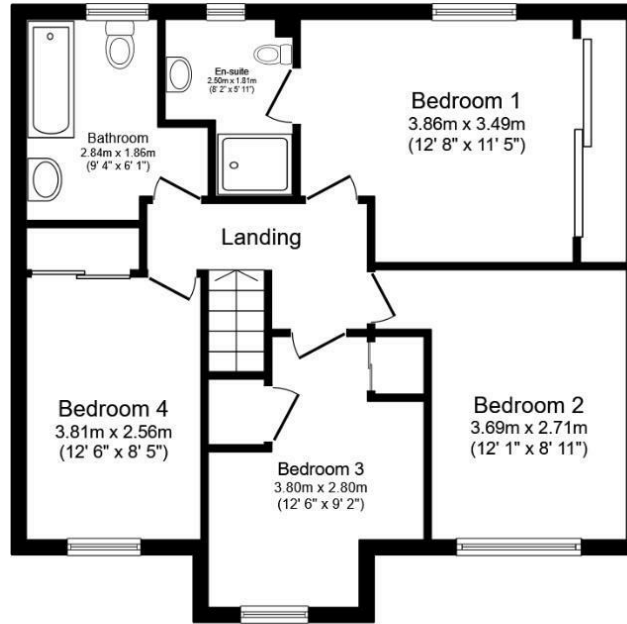








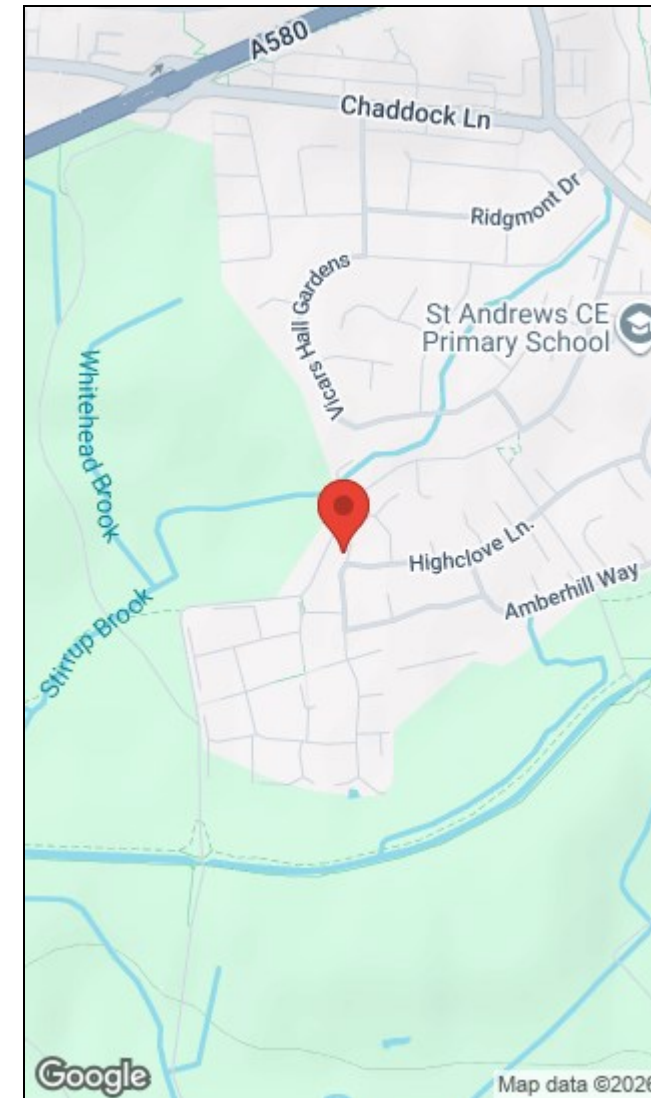
Ground Floor



First Floor

Total floor area: 152.2 sq.m. (1,638 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D	67	(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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