



jordan fishwick

13 New Street, SK9 6BS
Guide Price £324,950



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A beautifully presented two double bedroom terrace property, significantly enhanced by a superb single-storey side and rear extension, creating spacious and versatile living accommodation throughout. Ideally positioned on New Street in the highly sought-after South Wilmslow area, this characterful home combines period features with stylish contemporary finishes. The property is entered via a composite UPVC double-glazed door, opening directly into the generously proportioned living room. Beautifully presented and full of character, the room features a period-style open fireplace, traditional hardwood flooring, bespoke fitted shelving and storage within the alcove, decorative ceiling cornicing and plantation shutters. An open-plan staircase with spindled balustrade leads to the first floor. To the rear of the property is the impressive extended open-plan kitchen and dining space, creating a fantastic sociable area for both everyday family living and entertaining. Flooded with natural light from two large ceiling skylights and a set of patio doors opening onto the rear garden, the room also benefits from stunning traditional-style column radiators and continuing wooden flooring. A feature exposed brick open fireplace provides an attractive focal point. The modern kitchen is fitted with a comprehensive range of contemporary base and wall-mounted units, complemented by attractive work surfaces and under-unit display lighting. A central peninsula with extended worktop provides a useful breakfast bar, perfect for informal dining. A glazed UPVC door within the side extension provides convenient access to the front of the property.

To the first floor are two generously proportioned double bedrooms. The principal bedroom benefits from fitted wardrobes, feature plantation shutters and two UPVC double-glazed windows providing an attractive dual aspect and an abundance of natural light. The second bedroom is positioned to the rear and features built-in storage together with pleasant views over the garden. The stylish family bathroom has been fitted with a modern three-piece white suite, incorporating contemporary black fittings, a concealed WC and a wash basin set within a vanity unit. A herringbone-style floor completes the modern and sophisticated finish. Externally, the enclosed rear garden has been thoughtfully landscaped and features modern venetian fencing, continuing down the secure side path. The lawned area is surrounded by mature, raised sleeper planting borders on two sides and a generous Indian stone-paved patio, providing an ideal setting for alfresco dining and outdoor entertaining. Further benefits include a recently installed gas combination boiler and security alarm system.



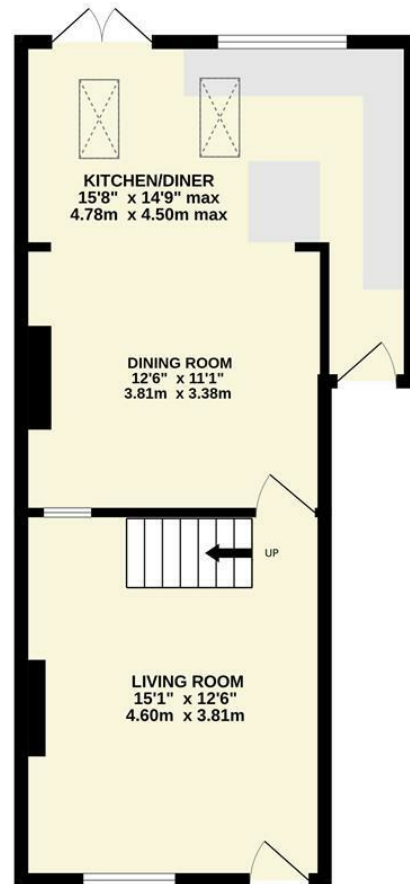
- South Wilmslow Location
- Two Double Bedroom Property
- Open Plan Modern Kitchen/Diner
- Contemporary Family Bathroom
- Landscaped Enclosed Rear Garden
- Exposed Brick Fireplace
- Wonderful blend of period charm and modern living



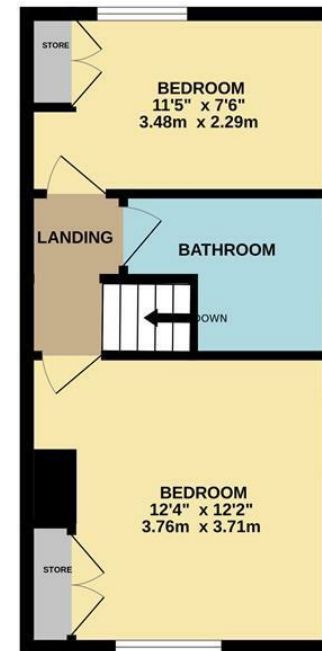
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 



GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only.
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