HOLDEN & PRESCOTT
INDEPENDENT ESTATE AGENTS

3 Westminster Street, Macclesfield, SK10 1AS





3, Westminster Street, Macclesfield, Cheshire SK10 1AS

Tucked away yet within a highly convenient location, being within just a short walk of the town centre, this unique cottage property will provide a charming first home or highly appealing buy-to-let investment. It's a quirky little home, and for those looking for something slightly different, should certainly view, and with its fresh neutral decor, is ready for immediate occupation.

The accommodation is relatively spacious and provides two double bedrooms and a shower room on the first floor, whilst on the ground floor there is a lovely hall, cloakroom and an open plan living room and dining kitchen. The property is heated by modern electric radiators, which have individual thermostats, and the majority of the windows are double-glazed.

Walking up to the front door, there is access to a shared yard to the right-hand side just before the front door.

The properties on Westminster Street are eligible to apply for a residents' car parking permit, which can be used in the Whalley Hayes car park, which is located within just a minute's walk away.

Macclesfield is a thriving business centre and market town with excellent local amenities and a choice of modern leisure and sports facilities. The town is situated on the Cheshire Plain, at the edge of the Peak District National Park with its picturesque beauty and extensive walks.

Residents of Macclesfield have access to good transport links including national motorways, major roads and train networks, including the West Coast Line direct to London. Manchester International Airport is only thirteen miles away by road. Greater Manchester is within comfortable daily travelling distance and there are regular bus services to neighbouring towns.

From Jordan Gate head up Hibel Road bearing left at the roundabout into Churchill Way and then first right at the lights into King Edward Street. Take the first turn on the left into Westminster Street, where the entrance can be found on the left just after The Macclesfield Trade Centre garage.

Viewing: By appointment with Holden and Prescott 01625 422244

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Entrance Hall
Vaulted ceiling with Velux double glazed skylights. Oak flooring. Display shelf. Electric radiator with individual thermostat and programmer.

Lounge
15'2 x 9'7
Understairs storage cupboard. Display shelving. T.V. aerial point. Downlighting. Double glazed window. Double glazed double doors. Electric radiator with individual thermostat and programmer.

Dining Kitchen
13'0 x 10'2
Single drainer sink with mixer taps and base cupboards below. An additional range of matching base and eye level cupboards in cream with brushed steel fittings, contrasting work surfaces and tiled splashbacks. Integrated single oven with four ring ceramic hob and extractor hood over. Plumbing for automatic washing machine. Space for a fridge/freezer. Downlighting. Tiled flooring.

Cloakroom/W.C.
Low suite W.C. Washbasin with tiled splashback. Extractor fan. Wall-light point. Chrome heated towel rail.

First Floor

Landing
Loft access.

Bedroom One
12'7 x 10'1
Vaulted ceiling. uPVC double-glazed window installed to one elevation, with a single-glazed window to the other. Electric radiator with individual thermostat and programmer.

Bedroom Two
8'10 x 8'4
Vaulted ceiling. Double glazed window. Electric radiator with individual thermostat and programmer.

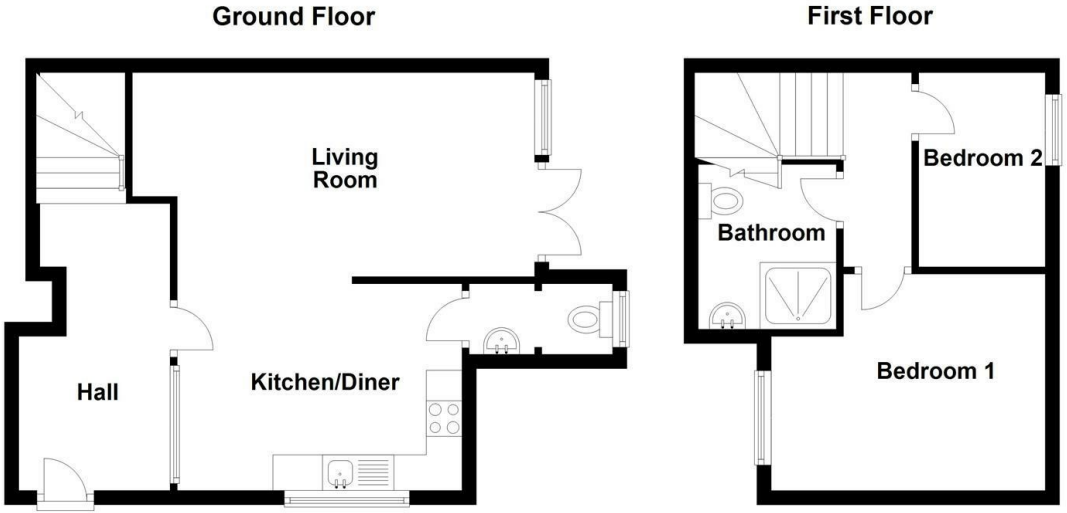
Shower Room
Fully tiled cubicle with electric shower over, a pedestal washbasin. Low suite W.C. Tiled splashbacks. Extractor fan. Downlighting. uPVC double glazed window. Tiled flooring. Chrome heated towel rail.

Outside
There is a small shared yard to the front of the property accessed off the passageway to the front door on the right-hand side. Please note there is no access to the flagged yard to the rear of the property. For clarification on this, please contact the office for copies of the title register and plan.

£164,950

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