



**GASCOIGNE
HALMAN**

14 CHARNWOOD CLOSE, CHARNWOOD CLOSE,
MACCLESFIELD

THE AREAS LEADING ESTATE AGENT



14 CHARNWOOD CLOSE, CHARNWOOD CLOSE, MACCLESFIELD

600,000

A very well proportioned four bedroom two bathroom detached family home standing in very large gardens on this very sought after development off Victoria Road. Extremely well presented throughout, stunning dining kitchen and a large conservatory.

Property details

- An Extremely Well Proportioned Four Bedroom, Two Bathroom Detached Family Home
- Occupying A Large Corner Plot
- Fabulous Mature South Facing Gardens
- Two Large Reception Rooms And A fabulous Conservatory
- Stunning Open Plan Dining Kitchen With A Utility Room
- Great Location In Macclesfield Just Off Victoria Road





Occupying arguably one of the largest plots on this development, this larger than average detached family home offers beautifully presented accommodation throughout and being situated in this highly regarded residential area off Victoria road. This house needs to be viewed internally to appreciate the very well proportioned rooms and the fabulous garden. The accommodation of which is warmed by gas fired central heating and having double glazing throughout comprises of an entrance hall with a turning flight of stairs to the first floor, beautifully refitted cloakroom WC. The main lounge being a lovely proportioned room with a bay window to the front aspect and an attractive fireplace. There is a really good size separate dining room with by-folding doors into the conservatory.

The dining kitchen has recently been refitted in lovely range of white fronted units with quarts work surfaces and integrated appliances with an american fridge freezer, oak flooring, ample room for a kitchen table window overlooking the fabulous garden and by-folding doors on the conservatory. Off the kitchen is the utility room, again being fitted in a lovely quality range of units with the same quarts worksurfaces and this gives access through into the double garage with twin doors, being electrically operated and giving loft access. The conservatory is a fabulous size taking full view of the garden, having oak flooring and french doors onto the patio and garden. On the first floor there's the landing with loft access and pull down ladder this is part boarded, there is an airing cupboard and the landing gives access to all of the four double bedrooms. The master bedroom with windows to the front and attractively fitted en-suite shower room. The family bathroom has been beautifully refitted in a high quality suite. Outside this house occupies a fabulous corner plot south facing gardens being extremely private and fully enclosed by the hedging, there is a patio are, fabulous size lawn gardens ideal for children playing etc. To the front there is further lawn gardens and a paved driveway providing parking for two vehicles.

DIRECTIONS

Post Code For Sat Nav SK10 3NR

LOCATION

Macclesfield is a thriving market town that provides a comprehensive range of shops, varied social and recreational amenities and good schools for children of all ages. For the commuter, Manchester International Airport and its connection with the North West motorway network are approximately thirty minutes away by car and the railway station in Macclesfield provides fast and frequent Intercity and commuter links with Manchester, London and the surrounding business centres.

Tenure: Freehold

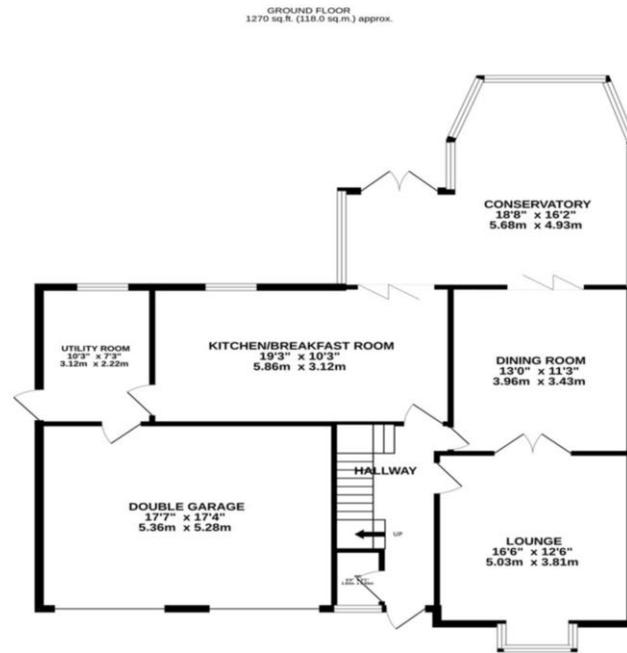
We are informed by our client that the property is freehold and free from chief rent. Prospective purchasers are advised to confirm this point with their solicitor.

COUNCIL TAX BAND

Cheshire East: F

EPC

TBC



TOTAL FLOOR AREA: 1772 sq.ft. (164.6 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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MACCLESFIELD OFFICE

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