



**GASCOIGNE
HALMAN**

OLD MEADOW LANE, HALE

THE AREAS LEADING ESTATE AGENT



OLD MEADOW LANE, HALE

£399,950

A three bedroom immaculately presented semi detached family home. Spacious accommodation throughout and positioned close to highly sought after schools.





DESCRIPTION

Ideally located for families within catchment for highly sought after schools, this beautifully presented semi-detached home perfectly balances comfort and convenience. Situated just a short walk from local shops, the property welcomes you through a bright porch into an entrance hall with glass paned banister and under-stairs storage.

The ground floor features a spacious lounge centered around a cosy gas coal-effect fireplace with a stone surround.

To the rear is a generous open-plan dining kitchen, which serves as the heart of the home.

The kitchen is well-equipped with integrated appliances and ample workspace, while the dedicated dining area offers lovely views over the garden through large windows.

Upstairs, the landing leads to three well-proportioned bedrooms. Both the master and second double bedrooms are bright and airy, while the third single bedroom includes a built-in storage cupboard.

These are served by a modern family bathroom featuring a sleek white suite, a double-ended bath with an electric shower, and contemporary tiling.

The exterior is equally well-maintained, starting with a tarmac driveway providing essential off-road parking.

To the rear, the garden has been landscaped and features a raised decking area, ideal for alfresco dining, all enclosed by secure timber fencing.

LOCATION

Hale is a vibrant village renowned for its specialist shops, services and restaurants which are within a reasonable walking distance of the property. Hale railway station offers links with Knutsford, and further afield to Chester. Hale and its surrounding towns and villages are particularly favoured, having good commuter links into Manchester City Centre and Salford Quays via the Metrolink facility at Altrincham station. The access point to the North West motorway network and Manchester International Airport are also a short driving time away. Altrincham provides a range of comprehensive shopping needs including a large number of retail outlets such as Marks and Spencer, Boots.

The Trafford Centre is easily accessed via the M60. Trafford is also well known for its excellent schooling, both in the state and private sectors. Indeed, there are several good schools nearby to suit children of all ages.

TENURE

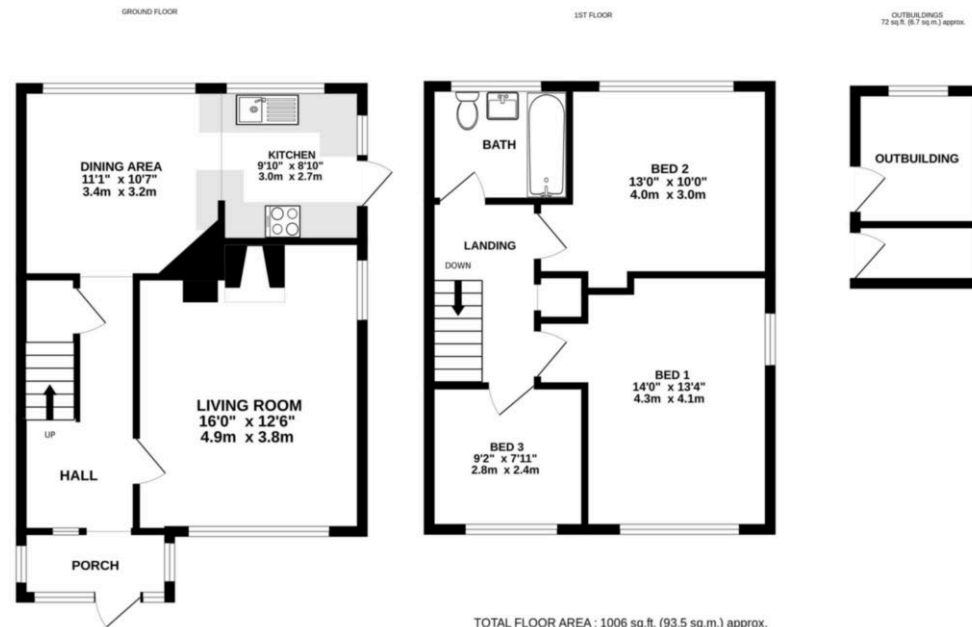
Freehold

LOCAL AUTHORITY

Trafford Borough Council. Tax Band C

POSTCODE

WA15 8JP



TOTAL FLOOR AREA: 1006 sq.ft. (93.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix ©2026



NOTICE Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

HALE OFFICE

0161 929 8118
 hale@gascoignehalman.co.uk
 176 Ashley Road, Hale, WA15 9SF

