

**GASCOIGNE
HALMAN**

11 ATKINSON DRIVE, ATKINSON DRIVE,
MACCLESFIELD

410,000

A stunning Bellway Homes Built semi detached family home situated in arguably one of the best positions on the sought after Kings Quarters development with a south facing garden and an open aspect to the front.

DESCRIPTION

Situated on the very sought after Kings Quarter Development this three bedroom semi-detached home is the largest of the three bedroom styles built by Bellway and offers beautifully presented as new condition accommodation throughout. The property has been further enhanced by the current owners with herringbone flooring to the ground floor and some lovely paneling to the walls.

This particular house enjoys a good sized southerly facing garden which has been beautifully landscaped by the current owners and a large storage shed.

The house has got parking for a couple of vehicles along with an electric charger and enjoying a lovely open aspect to the front.

In brief the accommodation comprises of a sizable entrance hall with an attractively fitted cloak room/WC stairs to the first floor, bespoke under stair storage and a further under stairs storage cupboard.

Particularly worthy to mention is a lovely sized main lounge, bay window overlooking the open aspect. Across the rear of the house is the excellently sized Dining/kitchen with a continuation of the lovely herring bone flooring, kitchen is fitted in an attractive range of modern units, ample room for a kitchen table, French doors and window onto the garden.

DESCRIPTION

On the first floor there is the fabulous sized landing with lovely paneling to the walls, loft access and access to all rooms. The master bedroom enjoying the open aspect to the front, lovely quality range of fitted wardrobes and an en-suite fitted in a three piece suite again in lovely condition, the second bedroom is a large double with plantation shutters overlooking the garden, there is an excellent sized third bedroom which would also accommodate a double bed

and again having plantation shutters. the bathroom has been beautifully fitted in a three piece white suite with a shower over the bath and a good sized airing cupboard.

Outside to the rear is a southerly facing garden that's been beautifully landscaped, with a patio, good sized Decked area, there's a large timber shed, the rest of the garden is laid to lawn, at the front there is lawned gardens and parking which runs down the side of the property, this house has a massive advantage at the open aspect to the front.

DIRECTIONS

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.

LOCAL AUTHORITY

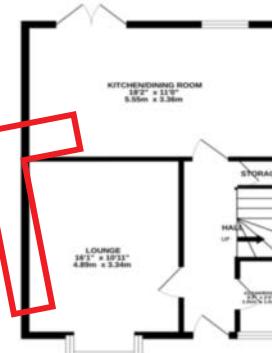
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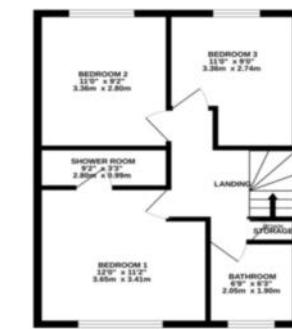
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DRAFT

GROUND FLOOR
471 Sq.Ft. (43.7 sq.m.) approx.



1ST FLOOR
463 Sq.Ft. (43.0 sq.m.) approx.



TOTAL FLOOR AREA: 934 sq.Ft. (86.8 sq.m.) approx.
Measurements are approximate. Use to be given. Illustrative purposes only.
Please see Sales Brochure.

MACCLESFIELD OFFICE

01625 511367

MACCLESFIELD@GASCOIGNEHALMAN.CO.UK

80-82 WATERS GREEN MACCLESFIELD SK11 6LH

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HALMAN**

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