



jordan fishwick

300 Styal Road, SK8 3UA
Guide Price £750,000



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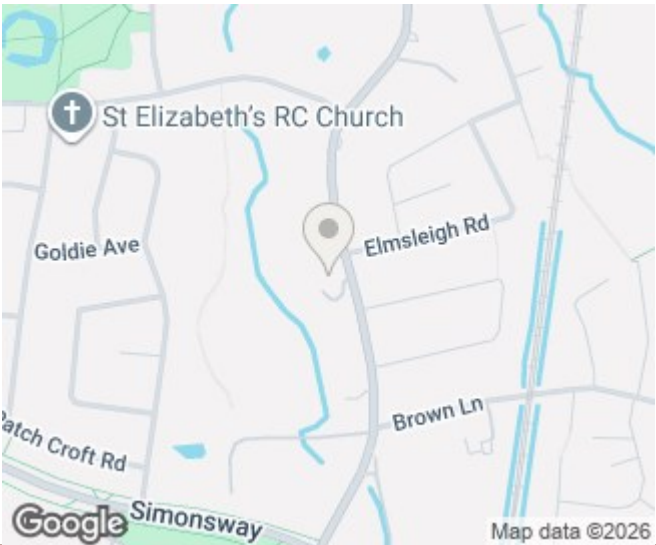


Located on Styal Road in Heald Green, this unique three double bedroom detached bungalow is set behind a gated entrance and benefits from a substantial private garden and leisure facilities (swimming pool, steam and sauna). Located within close proximity of Heald Green, Gatley and Wilmslow the property is perfectly situated offering convenience to Manchester Airport and the surrounding areas. Offering a rare opportunity to acquire such a bespoke property, the premium accommodation consists in brief of an entrance hallway providing access to the ground floor accommodation. An industrial style metal staircase with glazed balustrade leads to the first floor and solely the family bathroom. Located on the ground floor there are three double bedrooms, a living room with UPVC double glazed patio doors leading to the conservatory. The kitchen is fitted with a white high gloss range of base and high level units and has access to the conservatory. The spacious conservatory spans the rear and is internally divided into two distinct uses with one room currently used as a home gym whilst the additional area is utilised as a comfortable and additional living space with patio doors leading to a raised composite deck sun terrace which overlooks the inner courtyard. The inner courtyard offers a low maintenance, private entertaining area and is a rear sun trap. There is also a downstairs WC for practicality. Worthy of note is the leisure complex which is accessed via a long hallway via the property and consists of a heated indoor swimming pool, WC, steam room and separate sauna. Externally the substantial garden is laid mainly to lawn and features a set of timber outbuildings perfect for a home office and storage whilst the external bar and second patio offers an additional entertainment area. The property benefits from parking behind a set of gates and is offered to the market with No Vendor Chain.



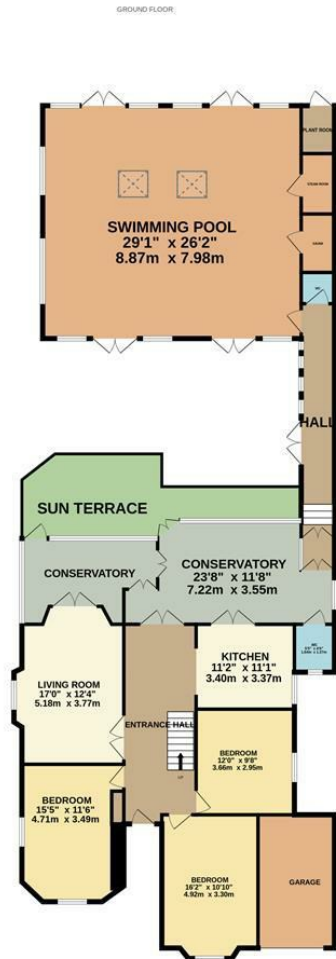


- No Chain
- Bungalow
- Swimming Pool / Steam / Sauna
- Large private garden
- Gated parking
- Three bedrooms
- Off Road Parking



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





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