



**GASCOIGNE
HALMAN**

WILDGOOSE AVENUE, KNUTSFORD

THE AREAS LEADING ESTATE AGENT

A fantastic opportunity to step onto the property ladder in Cheshire, this beautifully presented home is available through shared ownership, with a 50% share offered at £150,000. The current monthly rent on the remaining share is £400.28. For buyers wishing to staircase to full ownership, the property will become freehold upon reaching 100%, with no further rent payable, in line with shared ownership terms for houses.

Situated within the popular Parkgate Village by Bellway, this stylish two double bedroom semi-detached home offers contemporary living perfectly suited to first-time buyers and couples alike.

The property opens into a welcoming entrance hallway, enhanced by elegant wall panelling and striking herringbone flooring, which flows seamlessly into the immaculate living room. Here, French doors lead out to the rear garden and entertaining patio, creating a wonderful indoor-outdoor connection. A separate, well-appointed kitchen features a modern range of white units, contrasting work surfaces, and integrated appliances, while a generously sized downstairs W.C. completes the ground floor.

To the first floor, there are two beautifully presented double bedrooms, both bright and spacious, served by a contemporary bathroom fitted with a three-piece suite and shower over bath.

Externally, the property enjoys attractive kerb appeal, complemented by a twin driveway with an EV charging point. The rear garden is mainly laid to lawn with a patio area, ideal for outdoor entertaining and offering excellent potential for future extension, subject to the necessary permissions.

In summary, this is a superb turnkey home offering an ideal blend of style, space, and affordability in a desirable residential setting, perfect for those looking to take their first step onto the property ladder.

AGENTS NOTE

We have been advised by Garden City Homes the current monthly rent payable on the remaining 50% share is £400.28 pcm.

If a buyer chooses to staircase to 100%, the property will then become freehold and no rent would be payable.

DIRECTIONS

SAT NAV: WA16 8DT

LOCATION

Knutsford is an old market town rich in heritage and brimming with a variety of architectural features, particularly those built in an Italianate Tuscan style by the famous local architect, Richard Harding Watt. Linked by a web of ginnels, cobbles and courtyards, the two main streets are home to a variety of shops ranging from boutiques to large outlets including Waitrose, Booths, Boots and Aldi. Evenings in Knutsford are lively with wine bars, pubs and restaurants catering for most tastes. Knutsford borders some of Cheshire's most beautiful countryside and has the famous Tatton Park Country Estate on its doorstep. There is a Leisure Centre, private sports clubs and notable golf courses close by. Excellent education facilities cater for children in both the state and private sectors. The rail station lies on the Chester to Manchester line and Manchester Airport along with nearby connections to the M6 and M56 makes commuting easy.

SERVICES (NOT TESTED)

All mains services are connected but have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Cheshire East Council Tax Band: C

ENERGY PERFORMANCE RATING

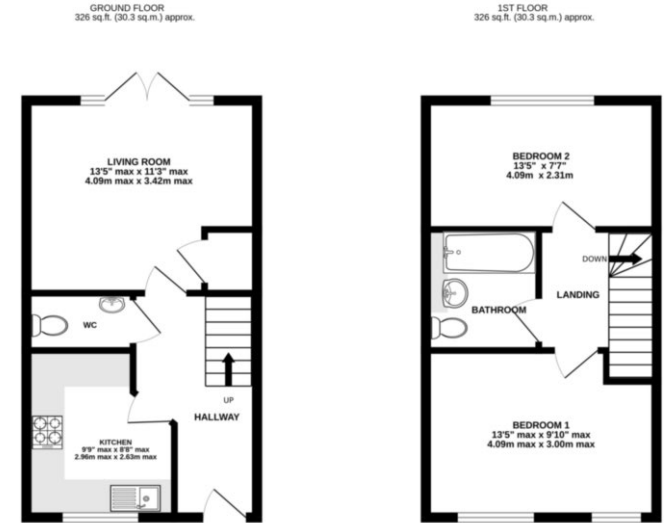
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TOTAL FLOOR AREA

652 SQFT approx

VIEWINGS

Viewing strictly by appointment through the Agents.



TOTAL FLOOR AREA: 652 sq ft. (60.6 sq m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
Made with MyHomeplan (2024)

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**GASCOIGNE
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