



Chelford  
Ashcroft Drive

 IRLAMS  
of Knutsford



## The Property

This pristine three-bedroom, two bathroom semi-detached home has been lovingly maintained and improved by the current owners and genuinely remains in show home condition throughout. Particular mention must be made of the contemporary, bespoke kitchen fitted with a range of integral quality appliances and is complete with breakfast bar, the living room with parquet flooring, the master bedroom with en-suite as well modern family bathroom. Located in a prime position in the heart of the village forming part of the desirable David Wilson Homes development, this property is just a short stroll to all local amenities whilst being ideally positioned for all major network links to the Northwest and beyond.

The property is approached over a tarmacadam driveway with off road parking for two vehicles complete with EV charging point. The rear gardens are a lovely feature of the property, being of a generous size with a private aspect which is fully enclosed by timber fencing.

**Chelford, SK11 9GF**  
**Ashcroft Drive**  
**£360,000**



A small, flagged patio area accessed from the dining kitchen provide ideal opportunity for alfresco dining and enjoying the lovely aspect with family and friends.

## Directions

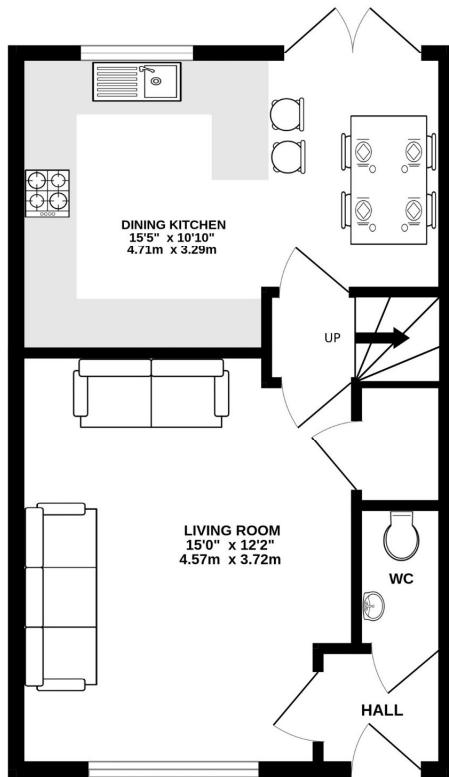
From the roundabout in Canute Square travel along King Edward Road (A50) turning left at the traffic lights passing the railway station. Continue through the traffic lights onto the A537 signed Chelford and proceed through Ollerton. On entering Chelford just past Chelford Farm Supplies on your right, turn left into Dixon Drive and take the right turn into Ashcroft Drive.

- An immaculately presented semi-detached property
- Situated in the heart of Chelford village
- Downstairs WC
- Beautiful dining kitchen with integrated appliances
- Three bedrooms
- Two bathrooms (one en-suite)
- Lovely enclosed garden
- Off road parking

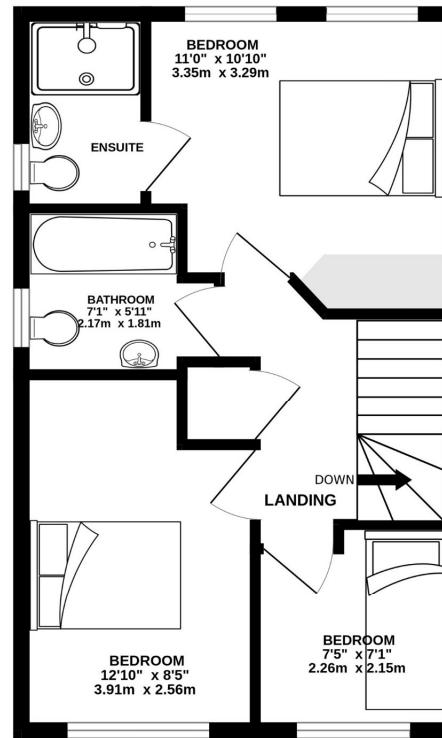
**Postcode** – SK11 9GF  
**EPC Rating** – B  
**Tenure** – Freehold  
**Local Authority** – Cheshire East  
**Council Tax** – Band D



GROUND FLOOR  
398 sq.ft. (37.0 sq.m.) approx.



1ST FLOOR  
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA : 797 sq.ft. (74.0 sq.m.) approx.

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