



Bold Street | | Altrincham | WA14 2ER

£550,000



# Bold Street | Altrincham | WA14 2ER £550,000



- Meticulously finished Victorian terrace home
- Spacious accommodation approaching 1,400 sq ft
- Open plan dining kitchen with bi-fold doors
- Walking distance to Hale and Altrincham
- Beautifully presented throughout to a high quality
- Versatile accommodation over four floors
- Converted basement with bedroom/ study and shower room
- Viewing highly recommended

A beautifully appointed and comprehensively updated Victorian terraced home, positioned within the ever-popular 'B Streets' and just moments from Hale Village, Altrincham town centre, the Metrolink and the vibrant Market Quarter.

The property has undergone an extensive programme of refurbishment, finished with exceptional attention to detail and a high specification throughout. Highlights include a striking, contemporary kitchen fitted with a range of quality branded appliances, alongside superbly finished bath and shower rooms. The home also benefits from complete re-wiring, a newly installed gas central heating system, stylish tiled flooring and carefully considered LED lighting throughout.

Arranged over four floors and extending to approximately 1,400 sq ft, the accommodation is both flexible and well balanced. The ground floor comprises a welcoming entrance hall, front lounge and an impressive open-plan living, dining and kitchen space of around 250 sq ft, with bi-fold doors opening onto the rear courtyard.

To the first floor are two generous double bedrooms and a beautifully appointed family bathroom. The second floor has been meticulously converted to provide a principle bedroom with walk in wardrobe.

The converted lower ground floor provides an excellent additional room, ideal as a study or fourth bedroom, complemented by a high-quality guest shower room.

Externally, the property benefits from residents' permit parking and a private, enclosed rear courtyard garden designed for low maintenance and ideal for outdoor entertaining. A superb opportunity to acquire a stylish period home in one of Hale's most sought-after locations.



TOTAL FLOOR AREA: 129.6 sq.m (1395 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the figures contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

1st Floor, 179 Ashley Road  
Hale  
Altrincham  
WA15 9SD  
0161 928 3773  
sales@sheppardco.co.uk  
sheppardco.co.uk