





15 Hurst Avenue, Cheadle Hulme

£650,000 Leasehold

DETACHED BUNGALOW • STUNNING OPEN PLAN KITCHEN DINER • GENEROUS DRIVEWAY OFERRING AMPLE OFF-ROAD PARKING • SITUATED ON A QUIET CUL-DE-SAC • NO ONWARD CHAIN • TWO EXCELLENT DOUBLE BEDROOMS

LEIGHTON SNOW
INDEPENDENT ESTATE AGENTS

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

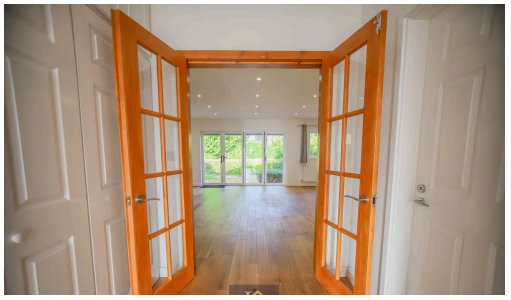






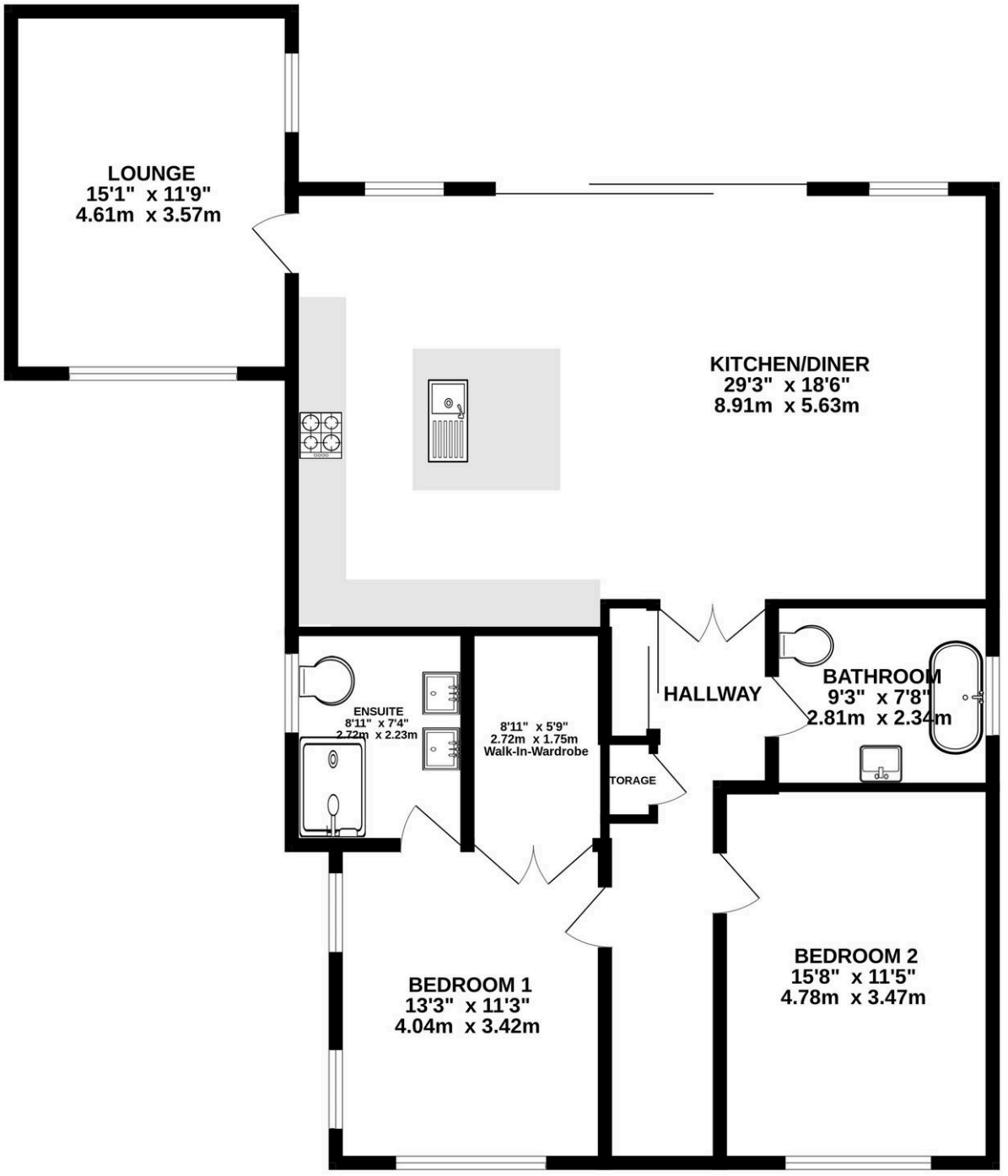
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GROUND FLOOR
1342 sq.ft. (124.7 sq.m.) approx.



TOTAL FLOOR AREA : 1342 sq.ft. (124.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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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Tucked away on a lovely quiet cul-de-sac in Cheadle Hulme, this wonderful, detached bungalow presents a superb opportunity for those looking to downsize without having to compromise on space and style. The bungalow has been tastefully decorated throughout and has been excellently cared for. Situated nearby a range of local shops and amenities, this home offers fantastic practicality.

The bungalow offers an attractive kerb appeal, sat behind a well-manicured lawn area, along with a generous driveway, providing parking for multiple cars. Upon entering, you are greeted by a spacious and welcoming hallway, providing access to the principal rooms within the property. The kitchen diner sits to the foot of the hallway and is accessed via double doors. There is beautifully maintained hardwood flooring laid throughout the kitchen and the hallway space. The kitchen has been delightfully modernised and is comprised of a range of fitted units and appliances, a sociable island space, and granite worktops. The kitchen diner is adorned with natural light entering via the bi-folding doors, overlooking the garden space. Adjacent to the kitchen, there is a cosy snug area, which was added by the current owners, hosting a fantastic space for relaxation, with the added bonus of an electric fire.

The two bedrooms are positioned to the front of the property, both of which are substantial doubles, with modern fitted wardrobes. The master bedroom, along with the fitted wardrobes, has a walk-in-wardrobe, and a charming en-suite space, comprised of a double wash-hand basin, w/c, and walk in shower. Similarly, the main bathroom, is fitted with a w/c, wash-hand basin and bath with a shower over, and has been tiled throughout, to offer a sleek finish. Both the en-suite and the main bathroom have been fitted with underfloor heating.

Externally, the property has a brilliant, private garden space, primarily laid to lawn, with a patio area just beyond the bi-fold doors. The garden is a splendid space for relaxation and outdoor dining during the summer months.

Throughout the property there is ample storage solutions. Within the garden, there is a useful shed fitted with a power supply, offering a great space for storage. The property has a brilliant loft space accessed via fixed ladders, and a range of cupboards throughout for additional storage.

PROPERTY MISDESCRIPTIONS ACT 1991 For clarification, Leighton Snow Agents wish to inform prospective purchasers, that we have not carried out a detailed survey, nor have we tested any of the appliances or heating system and cannot give any warranties as to their full working order. Purchasers are advised to obtain independent specialist reports if they have any doubts. All measurements are approximate and should not be relied upon for carpets or furnishings.









