



**GASCOIGNE
HALMAN**

39A THE CIRCUIT, WILMSLOW SK9 6DA

THE AREAS LEADING ESTATE AGENT



39A THE CIRCUIT, WILMSLOW SK9 6DA

Guide Price: £725,000

A thoughtfully extended and beautifully presented semi-detached family home offering five bedrooms, two bathrooms and a stunning living-dining kitchen, situated on a quiet cul-de-sac in a Prime South Wilmslow location.

- Beautifully Presented Semi-Detached Family Home
- Thoughtfully Extended And Enhanced
- Stunning Extended Living-Dining Kitchen With Central Island And Large Ceiling Lantern
- Five Bedrooms And Two Bathrooms
- Good-Size Living Room And Separate Utility Room
- Superb Modern Garden Room With Bi-Fold Doors
- Private Garden And Off-Road Parking
- Quiet Cul-De-Sac In A Prime South Wilmslow Location





This beautifully presented semi-detached family home, situated in a quiet cul-de-sac in a prime South Wilmslow location, offers an exceptional blend of space, style, and versatility, making it ideal for modern family living.

Thoughtfully extended and enhanced to a high standard throughout, the property showcases a stunning open-plan living-dining kitchen at its heart, featuring a striking central island, high-quality fitted cabinetry, large ceiling lantern that floods the space with natural light and modern bi-folding doors creating a welcoming and sociable hub for entertaining or family gatherings.

At ground floor level the accommodation also includes a generously sized living room with feature fireplace, perfect for more formal entertaining or quiet evenings in, as well as a separate utility room, large welcoming entrance hallway and a downstairs wc.

To the first and second floors, the property offers five well-proportioned bedrooms, providing ample space for family members and guests, and is served by two stylish and contemporary bathrooms (one of which is en suite to the principal bedroom), ensuring convenience and comfort for busy households.

Externally the property benefits from ample off-road parking to the front with side access which leads to a delightful private garden with patio area for Al fresco dining and an impressive modern-design garden room which comes complete with bi-folding doors and double glazing, perfect for outdoor entertaining, home office or gym.

The location is highly sought-after, with excellent access to local reputable schools, shops, and transport links as well as easy access to local countryside walks towards Mobberley and Lindow Common, making this a superb opportunity for those seeking a spacious and versatile family home in one of Wilmslow's most desirable neighbourhoods. Early viewing is highly recommended to fully appreciate the quality, space, and lifestyle this outstanding property has to offer.

LOCATION

Conveniently situated within easy reach of Wilmslow town centre with its excellent range of shops and general services, restaurants and cafes. There are good schools in the area, both State and Private, for children of all ages. Wilmslow railway station is on the main line to London Euston and also provides a regular service to Manchester and surrounding districts. The North West motorway network is within a short drive as is Manchester Airport and the A34 Wilmslow by-pass which provides access to the large stores at Handforth Dean and Cheadle including Marks & Spencer, Tesco, John Lewis and Sainsburys. Wilmslow has a leisure centre and there are also a number of private sporting clubs in the area.

DIRECTIONS

Sat-Nav: SK9 6DA

TENURE

Freehold (subject to verification by solicitors).

SERVICES

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Cheshire East. Property Band: E

VIEWING

Viewing strictly by appointment through the Agents.

FLOORPLAN & EPC



TOTAL FLOOR AREA: 1745 sq.ft. (162.2 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.
Made with Metropix ©2025

NOTICE Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.



WILMSLOW OFFICE

01625 536434

wilmslow@gascoignehalman.co.uk

40 Alderley Road, Wilmslow, Cheshire, Wilmslow, SK9 1NY

**GASCOIGNE
HALMAN**