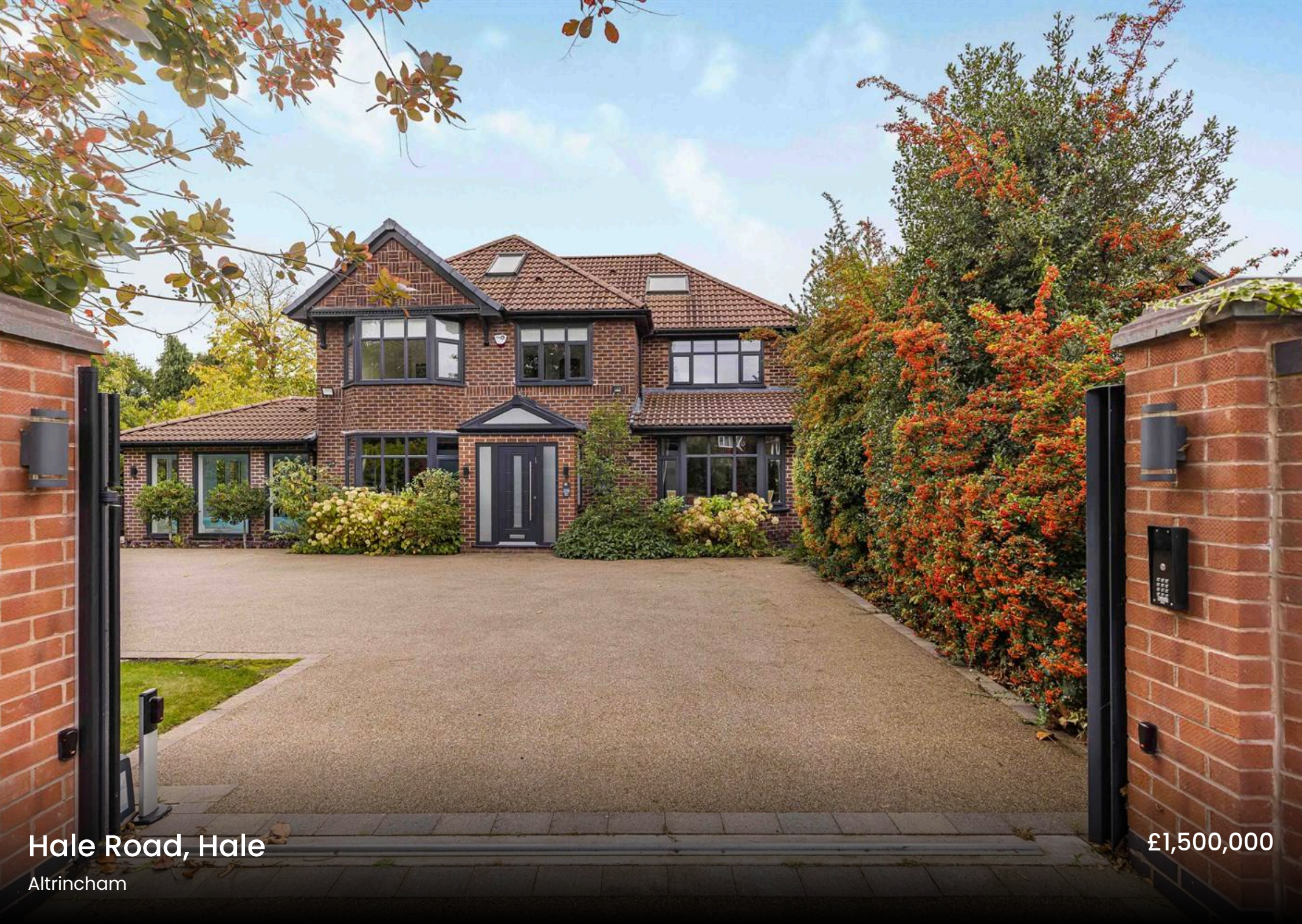
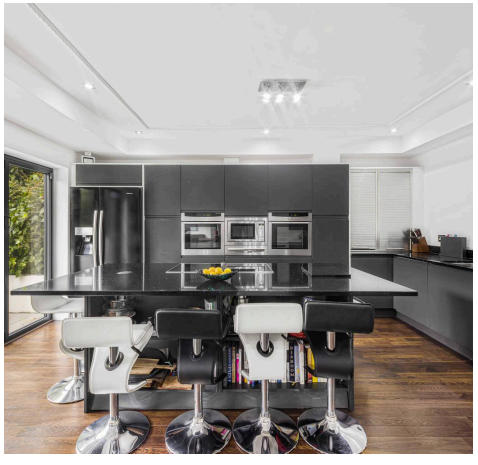


Hale Road, Hale

Altrincham

£1,500,000









Hale Road

Hale, Altrincham

Impressive 6/7 bed detached home on a corner plot with indoor pool, double garage, annexe, spacious living areas, mature gardens, gated parking, and versatile loft conversion.

- Six/Seven Bedrooms and Five Bath/shower rooms
- Secure gated entrance and detached double garage with an annexe
- Indoor swimming pool
- Arranged over three floors
- Three reception rooms, and an open-plan kitchen
- Air conditioning to Master bedroom, Kitchen and Leisure Suite


WILL PATRONS
KINDLY REFRAIN
THANK YOU !

A beautifully presented and substantially improved six/seven bedroom detached family home, set on a generous corner plot with a private swimming pool, detached double garage, and a versatile annexe suite.

This impressive home offers spacious and well-proportioned accommodation arranged over three floors, complemented by a detached double garage with an annexe above.

The ground floor features an inviting entrance hall, three versatile reception rooms, and an exceptional open-plan kitchen fitted with a comprehensive range of units, an island, and built-in/integrated appliances. This inviting space benefits from discreet, energy-efficient air conditioning and bi-fold doors open directly onto the rear garden, creating a seamless indoor-outdoor flow. Additional ground-floor highlights include a utility room and guest WC.

A superb leisure suite with an indoor swimming pool and lounge area adds a luxurious touch - perfect for recreation, fitness, or relaxation. This exceptional space is climate-controlled with its own dedicated air conditioning system, and further bi-fold doors open to the garden.

The first floor boasts a stunning master bedroom suite featuring a dressing area, walk-in wardrobe, and en-suite bathroom, with stairs leading to a private mezzanine dressing room or study area. The master suite is equipped with a premium air conditioning system to ensure a perfect, tranquil climate for restful nights. Four additional bedrooms and a stylish family bathroom complete the first floor. The second floor offers a versatile loft conversion, providing a guest bedroom with its own



Outside, the property enjoys an attractive corner plot with mature gardens, a gated driveway providing ample off-road parking, and an expansive rear garden laid mainly to lawn with a large patio area, stocked borders, and pathways. A second electric-gated driveway (accessed from Whalley Road) offers additional secure parking for two cars and leads to a detached double garage. Above the garage, a self-contained annexe suite provides flexible accommodation ideal for guests, extended family, or use as a home office.

Council Tax band: G

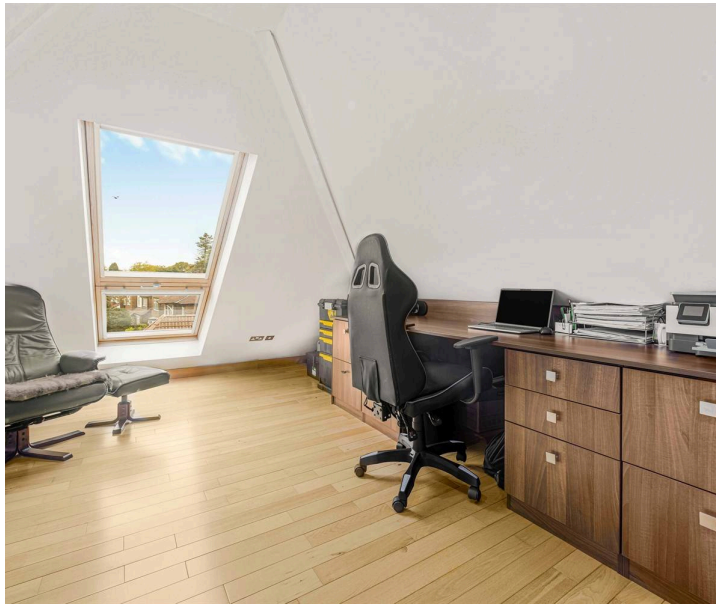
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D















GROUND FLOOR
2171 sq.ft. (201.7 sq.m.) approx.

1ST FLOOR
1268 sq.ft. (117.8 sq.m.) approx.

2ND FLOOR
700 sq.ft. (65.0 sq.m.) approx.

1ST FL ABOVE GARAGE
442 sq.ft. (41.1 sq.m.) approx.



GARAGE
442 sq.ft. (41.1 sq.m.) approx.

TOTAL FLOOR AREA : 5023 sq.ft. (466.7 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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