HOLDEN & PRESCOTT
INDEPENDENT ESTATE AGENTS

29 Brunswick Terrace, Macclesfield, SK10 1ER





29, Brunswick Terrace, Macclesfield, Cheshire SK10 1ER

A delightful Grade II Listed Georgian townhouse, ideally positioned at the top of Brunswick Hill within this attractive and historic terrace. Brunswick Terrace is a distinctive reminder of Macclesfield's rich architectural heritage, retaining a wealth of period character, including elegant sash windows and a traditional front door with its distinctive fanlight.

Conveniently located close to the very heart of Macclesfield, this charming home offers well-proportioned accommodation arranged over three floors, as well as a useful cellar and attractive enclosed rear courtyard.

The accommodation briefly comprises an entrance hall, a lounge with an attractive wood burning stove and a dining kitchen to the ground floor. To the first floor are two double bedrooms and a shower room, whilst the attic was thoughtfully converted in 2002 to create a fabulous principal bedroom. Gas-fired central heating is installed, and the cellar provides valuable additional storage.

Externally, to the rear is a traditional stone-flagged courtyard, enclosed by attractive walled borders and complemented by a useful brick-built outbuilding.

A charming period property combining character, history and practicality, Brunswick Terrace is ideally situated for access to Macclesfield town centre and its wide range of shops, restaurants and amenities, whilst the railway station is also within easy reach. An excellent opportunity to acquire a distinctive Georgian home in a highly convenient town centre location.

Macclesfield is a thriving business centre and market town with excellent local amenities and a choice of modern leisure and sports facilities. The town is situated on the Cheshire Plain, at the edge of the Peak District National Park with its picturesque beauty and extensive walks.

Residents of Macclesfield have access to good transport links including national motorways, major roads and train networks, including the West Coast Line direct to London. Manchester International Airport is only thirteen miles away by road. Greater Manchester is within comfortable daily travelling distance and there are regular bus services to neighbouring towns.

Walking from our office proceed up the hill to the Market Square bearing right past the Town Hall. Having past the Library turn right into Brunswick Street. Brunswick Terrace can be found on the right hand side at the top of the steps.

Viewing: By appointment with Holden and Prescott 01625 422244

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Ground Floor

Entrance Hall
Solid wood front door with fanlight over. Handrail to the staircase. Hardwood flooring. Single panelled radiator.

Lounge
12'5 x 12'2
Modern wide view log burner set within a contemporary feature fireplace. Meter cupboard and shelving to the chimney recesses. Ceiling cornice. Fitted book shelving. Hardwood flooring. Hardwood sash window with secondary glazing. Double panelled radiator.

Dining Kitchen
12'6 x 12'2
One and a half bowl single drainer stainless steel sink with mixer tap and base unit below. An additional range of matching base and eye level units with contrasting work surfaces and tiled splashbacks. Under unit lighting. Integrated Zanussi double oven. A striking exposed Cheshire brick chimney breast recess housing the four ring gas hob with extractor hood over. Integrated Bosch dishwasher. Space for a free-standing fridge/freezer. Wall-mounted Worcester Bosch combination boiler. Kick-board heater. Recessed spotlighting. Luxury vinyl Karndean flooring. Enclosed staircase to the basement level. Wooden frame single glazed sash window.

Basement Level

Cellar
12'5 x 12'4
Handrail to the steps. Power and light. Single drainer stainless steel sink with mixer tap and base unit below. Plumbing for a washing machine and space for a tumble dryer. Space for an additional freezer. Single glazed window. Single panelled radiator.

Store Areas
6'3 x 5'4
With power and light. Stone flooring.

First Floor

Landing
Spindle balustrade to the staircase. Enclosed staircase to the second floor. Hardwood flooring. Wooden framed single glazed sash window.

Bedroom Two
12'00 x 10'00
Exposed Cheshire brick chimney breast. Shelving to the chimney recesses. Wooden framed single glazed sash window. Single glazed sash window. Single panelled radiator.

Bedroom Three
12'6 x 10'00
Fitted wardrobes to the chimney recesses. Ceiling cornice. Ceiling rose. Hardwood sash window with secondary glazing. Double panelled radiator.

Shower Room
The suite comprises a waterproof panelled corner cubicle with thermostatic rainfall shower and additional shower attachment over, a pedestal washbasin with mixer tap and a low suite W.C. Partially tiled walls. Tiled flooring. Chrome heated towel rail.

Second Floor

Bedroom One
14'4 to the eaves x 13'10
Spindle balustrade to the staircase. Built-in cupboards to the eaves. Velux windows. Laminate flooring. Double panelled radiator.

Outside

Gardens
The fully enclosed garden to the rear is of an attractive courtyard style and also houses a brick-built outhouse.

Tenure
Freehold.

£280,000

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