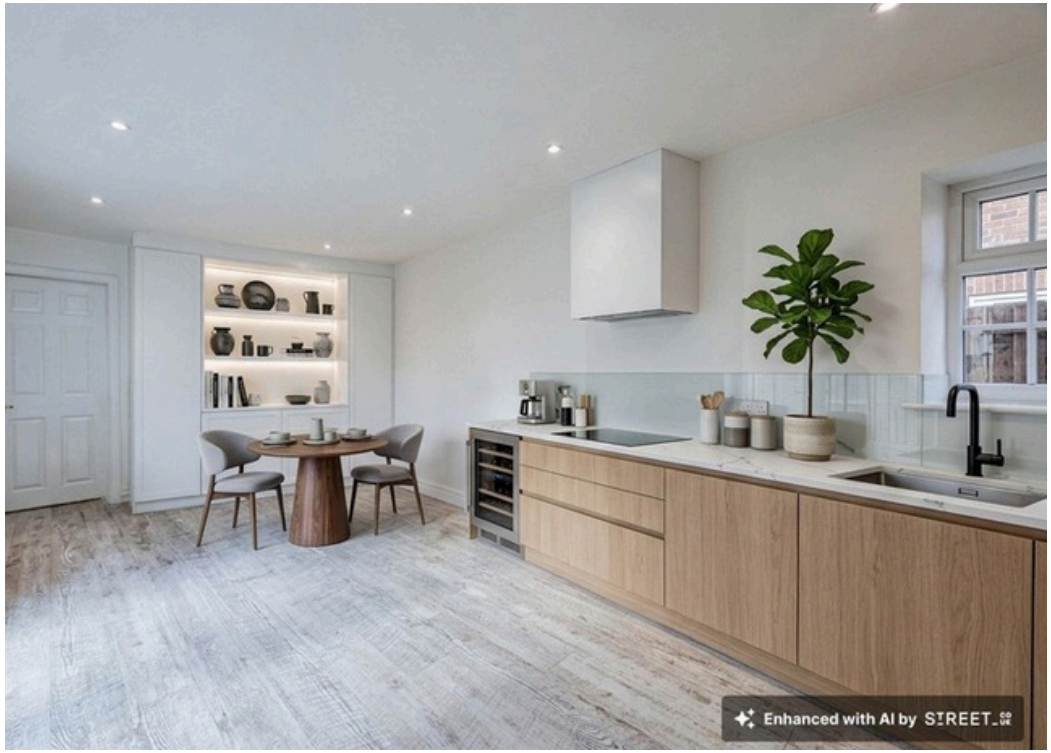
Part Exchange Considered



Wilmslow Road, Didsbury, Manchester, M20 3DE

SHRIGLEY ROSE & CO
Bespoke Estate Agents







598 Wilmslow Road, Didsbury, Manchester, M20 3DE

An impressive four-bedroom detached family home with a separate study, offering spacious accommodation across three floors, attractive gardens and a sought-after Didsbury location. A wonderful opportunity not to be missed.

Occupying a desirable position along the ever-popular Wilmslow Road, this impressive four-bedroom detached residence, further benefiting from a separate first-floor study, currently utilized as a bedroom, offers an exceptional amount of versatile accommodation arranged over three floors. Ideally situated within a highly sought-after residential location, the property combines generous living space, attractive gardens and excellent connectivity, making it an appealing prospect for families and those seeking a home with room to grow.

The location is particularly convenient for families, with a selection of educational facilities nearby, including Didsbury Church of England Primary School and Didsbury High School. Excellent transport links provide easy access to Manchester City Centre, Manchester Airport and Withington Village, whilst the ever-popular Didsbury Village is also close at hand, renowned for its vibrant atmosphere, excellent selection of independent shops, stylish bars, popular restaurants, cafés and local amenities.

Upon entering the property, you are welcomed by a tiled entrance porch leading through to a spacious and inviting reception hallway, complete with a convenient downstairs W.C. The ground floor offers a superb selection of reception and practical living spaces, perfectly suited to both family life and entertaining. Positioned to the front aspect is an attractive dining room, featuring a bay window which creates a bright and elegant setting for formal dining. To the rear, a generously proportioned living room with a gas fire and bi folds providing direct access onto the enclosed rear garden, allowing for a seamless connection between indoor and outdoor living.

Further enhancing the ground-floor accommodation is a fitted kitchen, an additional family room, a useful utility room and a separate office, offering excellent flexibility for modern family living. The space is flooded with natural light from the windows and French doors, which open onto the composite decking and rear garden. A particularly versatile feature is the separate entrance to this extensive side of the property, offering potential for a self-contained annex or dedicated work or consulting space. There is also scope to reconfigure the layout, utilising the existing kitchen as a utility room and transforming the current family room into an impressive open-plan kitchen, dining and living space, as illustrated in the AI-generated image.





598 Wilmslow Road, Didsbury, Manchester, M20 3DE

The first floor offers three well-proportioned bedrooms, together with a separate study, providing an ideal dedicated workspace for those working from home or requiring an additional private room. A two-piece family bathroom and separate W.C. complete this level.

The second floor provides a further generously sized double bedroom, complemented by ample storage and a three-piece wet room. This additional floor offers a degree of privacy and flexibility, making it particularly suitable for guests, older children or those looking for a more independent bedroom arrangement.

Externally, the property enjoys an attractive frontage, approached via a paved driveway providing ample off-road parking for several vehicles. The front garden is predominantly laid to lawn, complemented by established planted flowerbeds, a mature privet hedgerow, double external power socket, manual cast iron gates and a low-level brick boundary wall, creating a pleasant sense of privacy and kerb appeal.

To the rear, the enclosed garden offers a charming outdoor retreat, predominantly laid to lawn and featuring a raised composite decked patio, providing the perfect setting for outdoor dining, entertaining family and friends or simply enjoying the warmer months. Raised and established planted flowerbeds add further character and interest, creating an attractive outdoor space.

One of the property's most appealing features is its enviable position within the heart of Didsbury, a desirable and sought-after residential location within South Manchester. Ideally positioned between the vibrant atmosphere of Didsbury Village and the independent charm of West Didsbury's Burton Road, residents can enjoy an outstanding choice of local amenities, all contributing to the area's highly regarded lifestyle appeal. Didsbury and West Didsbury are renowned for their excellent selection of independent cafés, artisan bakeries, popular restaurants, traditional public houses and stylish cocktail bars. From relaxed coffee mornings and boutique shopping to an evening dining out, there is something to suit every occasion. The area also offers a wonderful range of independent retailers, delicatessens and everyday conveniences, alongside well-known supermarkets and essential local services. For those who enjoy outdoor pursuits, the area is particularly well served by beautiful green spaces. The renowned Fletcher Moss Botanical Gardens and nature reserve provide picturesque surroundings and scenic riverside walks, whilst Didsbury Park, Marie Louise Gardens and Fog Lane Park offer further opportunities to enjoy the outdoors, making this an ideal setting for families and those seeking a balance between suburban living and city convenience. Connectivity is another notable advantage, with both Didsbury Village and West Didsbury Metrolink stops providing convenient connections into Manchester City Centre. East Didsbury railway station is also nearby, whilst excellent road links offer straightforward access to the M60, M56 and Manchester Airport.
Offering generous accommodation, versatile living space and an enviable Didsbury location, this impressive, detached home presents an excellent opportunity for family living. Early internal viewing is highly recommended to fully appreciate all that this property has to offer.









Key Features:

- Impressive Four-Bedroom Detached Family Home - Spacious accommodation arranged over three floors
- Versatile Reception Accommodation - Multiple reception rooms, including a formal dining room, spacious living and morning room, and additional family room
- Well-Equipped Kitchen & Utility - Fitted kitchen, separate utility room and convenient ground-floor W.C
- Attractive Enclosed Rear Garden - Featuring a lawned garden, raised composite decking and established planted borders
- Ample Off-Road Parking - Paved driveway providing parking for several vehicles, complemented by an attractive front garden
- Sought-After Didsbury Location - Conveniently positioned for Didsbury and West Didsbury Village, excellent schools, Metrolink, railway links and a wealth of independent shops, cafés and restaurants

Tenure: Freehold

Council Tax Band: E

Possession: Vacant possession upon completion

Total Floor Area: 1,976 sqft

Viewing: Strictly appointment only through Shrigley Rose & Co

Property Summary:

Living Room
6.85m x 5.11m

Dining Room
4.30m x 3.88m

Kitchen
3.38m x 1.93m

Family Room
6.25m x 2.81m

Utility Room
2.81m x 2.28m

Office
3.12m x 1.55m

Hallway

Porch

Bedroom 1
4.68m x 3.58m

Bedroom 2
4.30m x 3.58m

Bedroom 3
3.27m x 2.55m

Study
3.65m x 1.75m

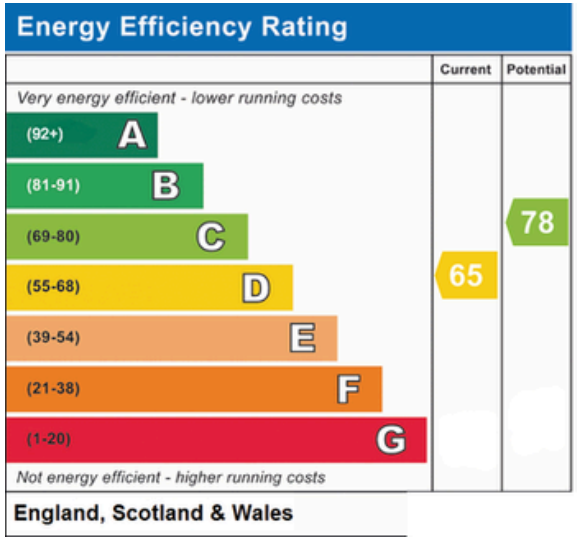
Bathroom
2.08m x 1.75m

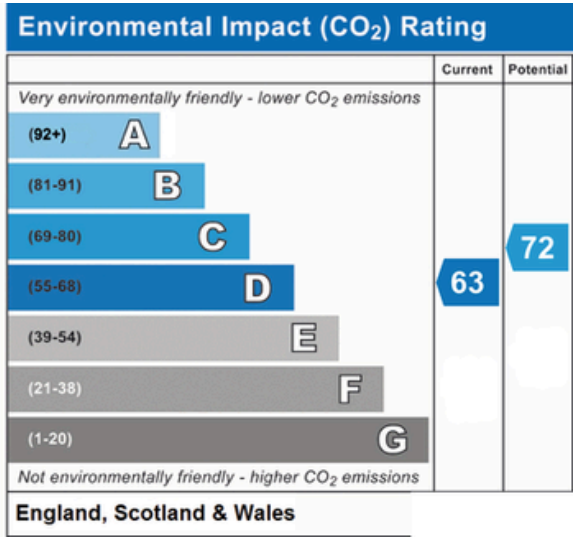
Bedroom 4
4.27m x 4.12m

Shower Room
2.28m x 1.93m

Landing

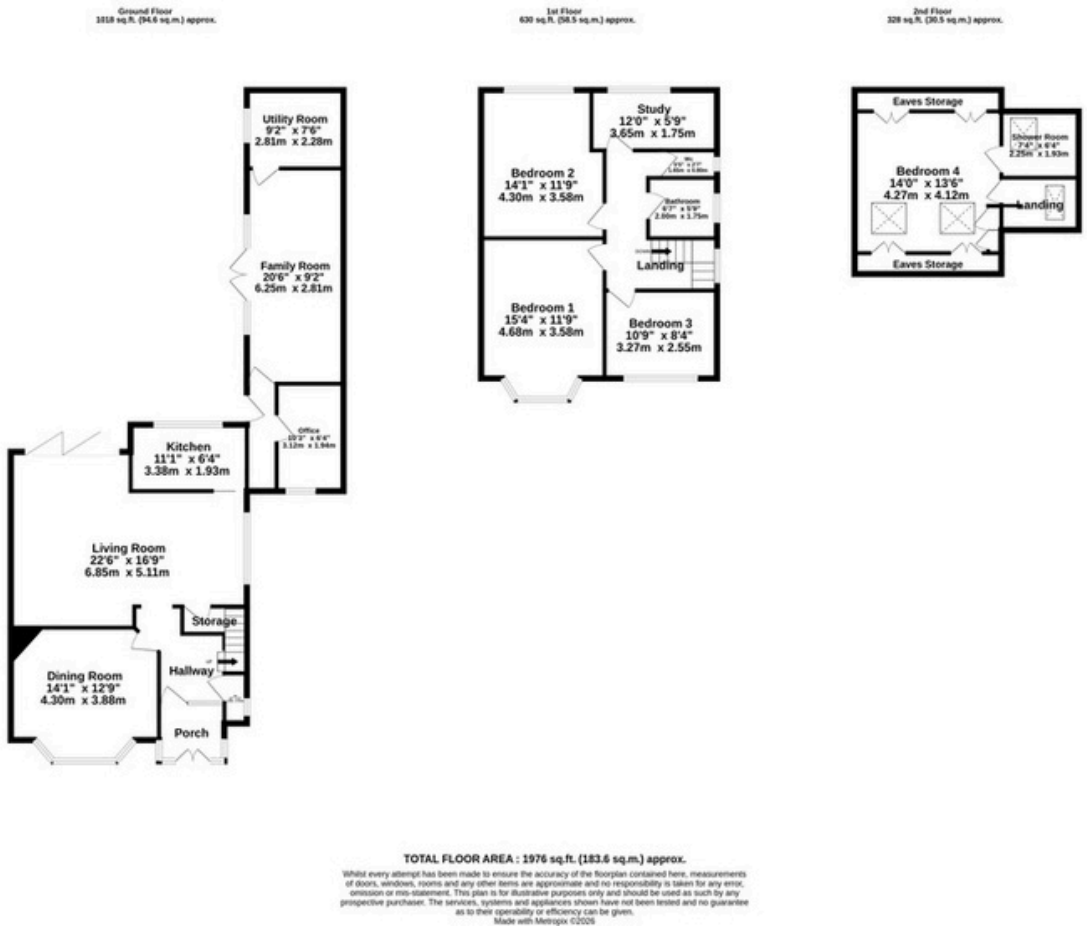








DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.



4 Ravenoak Road, Cheadle Hulme, SK8 7DL

Tel: 0161 425 7878

Email: **hello@shrigley-rose.co.uk**

www.shrigley-rose.co.uk

All descriptions, images and marketing materials are provided for general guidance only and are intended to highlight the lifestyle and features a property may offer. They do not form part of any contract or warranty. Whilst we take care to ensure accuracy, neither Shrigley Rose & Co. nor the seller accepts responsibility for any inaccuracy that may be contained herein. Prospective purchasers should not rely on the details as statements of fact, and are strongly advised to verify all information through their own inspections, searches and enquiries, and to seek confirmation from their appointed conveyancer before proceeding with any purchase.