



Cartmel Close, Gatley

Guide Price £380,000

3 2 2



Situated on the desirable and sought-after cul de sac of Cartmel Close in Gatley, this extended three/four-bedroom semi-detached property offers comfortable family living in a quiet residential setting.

The accommodation comprises a welcoming entrance hallway leading to a spacious living and dining room, ideal for relaxing and entertaining with sliding doors opening to the rear gardens. Double doors open through to an extended kitchen/dining area with access to the rear gardens. The extension also provides a useful additional reception room which could be used as a further bedroom. Upstairs, the property offers three good-sized bedrooms and a stylish three piece family bathroom suite comprising a wash basin, W.C and corner bath. The ground floor accommodation is further served by a ground floor shower room with W.C and wash basin.

Externally, the home benefits from a private rear garden, ideal for outdoor dining and family use, along with a front garden and extensive driveway providing off-road parking. The property is positioned within easy reach of Gatley village, local shops, schools, transport links, and green spaces, offering both convenience and a strong sense of community.

An excellent opportunity to acquire a three-bedroom home in a desirable Gatley location.

Agents Notes:

Material Information Part A:

Council Tax Band - C

Tenure: Freehold

Material Information Part B:

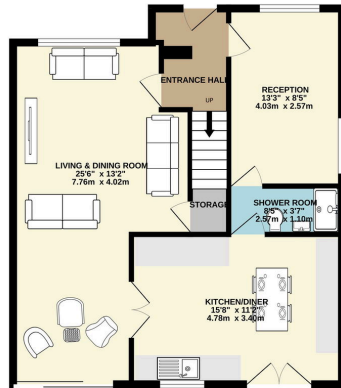
Property Type: Semi Detached

Property Construction: Brick and Block

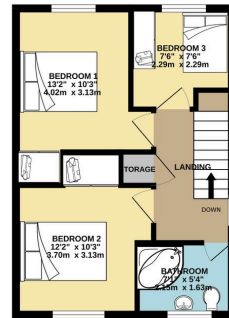
Number of Rooms: Please refer to Floorplan for the number



GROUND FLOOR
658 sq.ft. (61.1 sq.m.) approx.



1ST FLOOR
367 sq.ft. (34.1 sq.m.) approx.



TOTAL FLOOR AREA: 1025 sq.ft. (95.2 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the figures contained here, measurements of levels, sections, corners and any other items of construction and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be read in conjunction with the property particulars. The services, systems and appliances shown have not been tested and no guarantee as to their quantity or efficiency can be given.
Made with AutoCAD 2002

- Three Bedroom Semi Detached
- Extended Ground Floor Space
- Modern Open Dining Kitchen
- Additional Reception Room
- Large Driveway
- Lawn Rear Garden with Patio
- Popular Lakes Estate Location
- Three Piece Family Bathroom Suite
- Ground Floor Shower Room
- Tenure - TBC / Council Tax Band - C / EPC - C

