



*jordan fishwick*

HALE BARNS  
Rydal Drive



# Rydal Drive, Hale Barns, WA15 8TE

£750,000



## The Property

An immaculately presented, traditional four bedroom detached family home superbly located on this most desirable cul-de-sac within a moments' walk of the centre of Hale Barns Village, in addition to excellent schools and easy access to local transport and motorway links.

The beautifully presented property provides two lovely reception rooms to the ground floor in addition to the modern kitchen breakfast room and downstairs WC. There are four bedrooms to the first floor, served by a stylishly appointed four piece family bathroom.

Externally the property benefits from a good sized lawned rear garden which is bordered by mature bushes and trees and also includes a detached garage and patio area. To the front there is ample paved off road parking and a large gate providing side access to the rear garden.

Viewings are strongly advised to fully appreciate this good sized family home which sits on a fantastic plot offering further potential for extension to the property.

## Directions

WA15 8TE



- Four bedrooms
- Detached
- 2 reception rooms
- Kitchen breakfast room
- Downstairs W.C
- Off road parking and detached garage
- Good sized private rear garden
- Sunny aspect
- Walking distance to Hale Barns village centre
- Catchment for highly regarded schools

Postcode - WA15 8TE

EPC Rating -

Floor Area - 1206.00 sq ft

Local Authority - Trafford

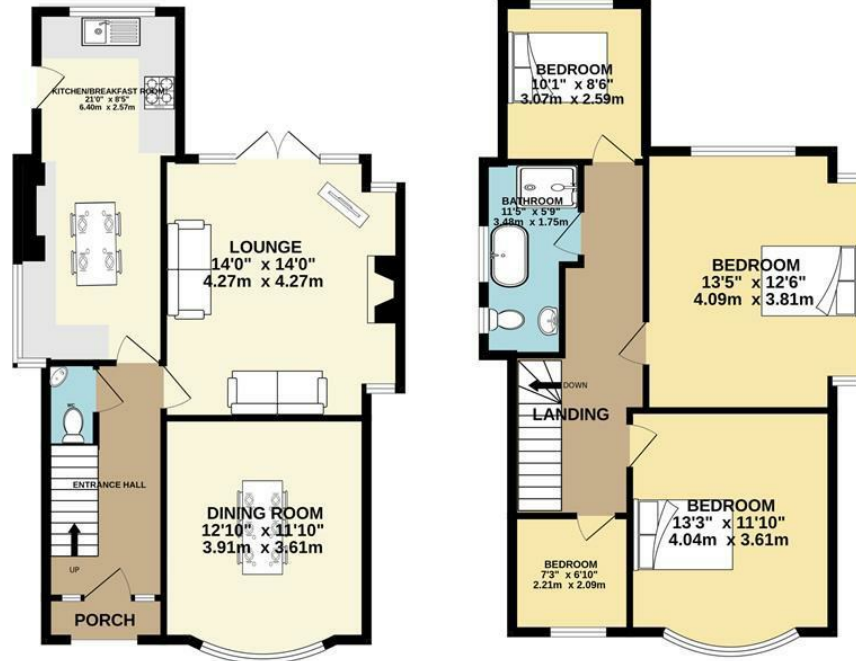
Council Tax - G





GROUND FLOOR

1ST FLOOR



TOTAL FLOOR AREA : 1206sq.ft. (112.0 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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Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

0161 929 9797

hale@jordanfishwick.co.uk  
www.jordanfishwick.co.uk