



HOLMES ~ NADEN

INDEPENDENT ESTATE AGENTS

6, Shirleys Close, Prestbury, Cheshire, SK10 4XP

Occupying a central village location, this retirement bungalow offers the discerning purchaser a delightful home, ready for immediate occupation

Guide Price £450,000

Constructed of brick, this beautifully located detached retirement bungalow offers the discerning purchaser a lovely home in the heart of Prestbury village. The accommodation briefly comprises: Entrance hall, spacious lounge with French doors to the garden, breakfast kitchen with built-in appliances, two good sized bedrooms and a bathroom/w.c. A gas fired central heating system is installed.

The property enjoys an enclosed lawned garden to the rear with flagged patio, and an adjacent driveway for motor vehicles, plus additional parking spaces in the communal parking area.

The charming and historic village of Prestbury caters for most daily needs, whilst more extensive facilities may be found in Macclesfield, Wilmslow and Alderley Edge, all within short driving distance. Access points to the national motorway network, Inter-City rail travel to London and Manchester International Airport are all within 30 minutes drive of the property.

ACCOMMODATION

ENTRANCE HALL

With airing cupboard and radiator, large walk-in cupboard with plumbing for washing machine, gas boiler, radiator, access to roof space

LOUNGE 16'1" x 11'9"

With period style fire surround, radiator, French doors to garden

BREAKFAST KITCHEN 9'10" x 9'6"

With range of oak units including base cupboards and drawers, wall cupboards and worktops, single drainer sink unit, 4 ring electric hob, double oven/grill, plumbing for dishwasher, radiator, dining area

BEDROOM 1 12'1" x 11'10"

With radiator, full range of fitted wardrobes

BEDROOM 2 10'0" x 8'2"

With radiator

BATHROOM/WC

With paneled bath with overhead shower, low level w.c, vanity wash hand basin with store cupboards below, radiator/towel rail, tiled walls

OUTSIDE

GARDENS

As previously mentioned

PRIVATE PARKING

Immediately adjacent to the property, plus additional communal parking spaces

INTEGRAL BIN STORE

Tenure:

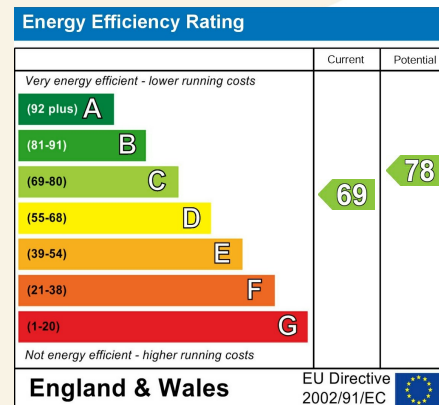
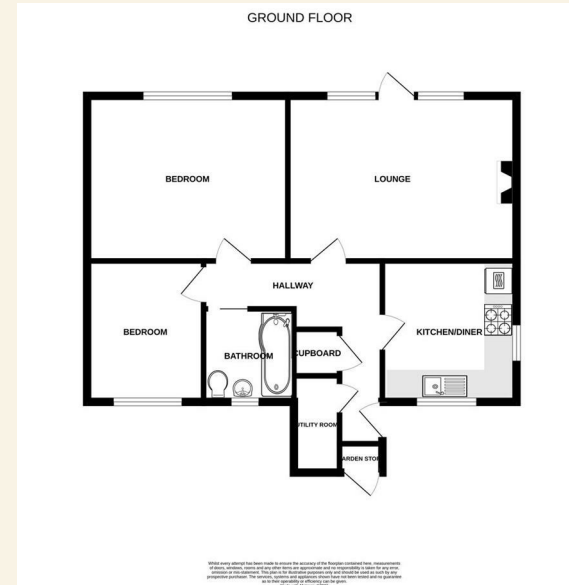
Leasehold. Interested purchasers should seek clarification of this with their solicitor.

Viewings:

Strictly by appointment through the agents.

Possession:

Vacant possession upon completion.



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