



## Blackthorne Road, Gee Cross, Hyde Freehold

NO CHAIN • 2 Bedroom Large Detached Bungalow • Quiet Cul-De-Sac position • Sought after location • Amazing panoramic views • Fabulous Southeast facing landscaped garden • Large Conservatory • Sun Room • Garage • Lots of potential to improve and update



This family home is nothing short of idyllic, enjoying far-stretching views out towards Manchester and beyond. Situated in a sought-after area and quiet cul-de-sac that is surrounded by beautiful countryside walks. This property boasts so much space and potential.

Driving up to the property you will notice how peaceful it seems, yet not completely isolated... a perfect combination.

With its generous proportions and well-designed layout, this home is perfect for those seeking comfort, privacy, and a chance to put their own stamp on a property.

Step inside and you'll find a welcoming large front porch and entrance hall, the perfect place to shake off your coats and boots. Head to your right to enter the kitchen, a fully integrated space with Fridge/freezer, dishwasher and washing machine all included. This space is packed with plenty of storage and scope to update and create your dream culinary space. Access to the sunroom makes this an ideal spot to enjoy a morning coffee or unwind with a book.

Back through to the hallway and into the bright and airy family lounge, with room for any sofa combination and two windows flooding the room with natural light.

To the back of the property, you will find the spacious and well-maintained bathroom, with storage for towels and the boiler neatly hidden away.

The principal bedroom overlooks the conservatory at the rear of the property, with fitted wardrobes for all your storage needs. The 2nd single bedroom is at the side of the property.

A second sitting room offers a large open flexible space with access to the conservatory and overlooks the garden. A second sitting room offers a large open flexible space with access to the conservatory and overlooks the garden.

The large conservatory floods the space with natural light. Open the French doors and head out onto your patio area with a wraparound stunning glass balcony where you can enjoy the panoramic views that are truly breath taking. Step outside into the fabulous west facing landscaped garden, where you'll find a substantial rear lawn bordered by mature shrubs. The large patio area is perfect for summer barbeques, al fresco dining, or simply soaking up the sun

The garden is both private and peaceful, making it an ideal retreat for relaxing or entertaining friends and family. There is plenty of space for keen gardeners to get creative or for children to burn off their energy. The garden's orientation ensures it catches the sun for most of the day. Sitting out here in summer would feel as if you were on a permanent holiday, and what a place to sit and chat with friends!

The front of the property features a large front lawn and steps offering great curb appeal.

A neat driveway leads to the garage, providing secure parking or additional storage options, and the property's layout offers lots of potential to improve and update to suit your needs and tastes.

Whether you're looking to downsize, find a peaceful retreat, or secure a property with fantastic family potential, this lovely bungalow offers a rare opportunity in a prime location.

#### **Finer Details**

Tenure: Freehold

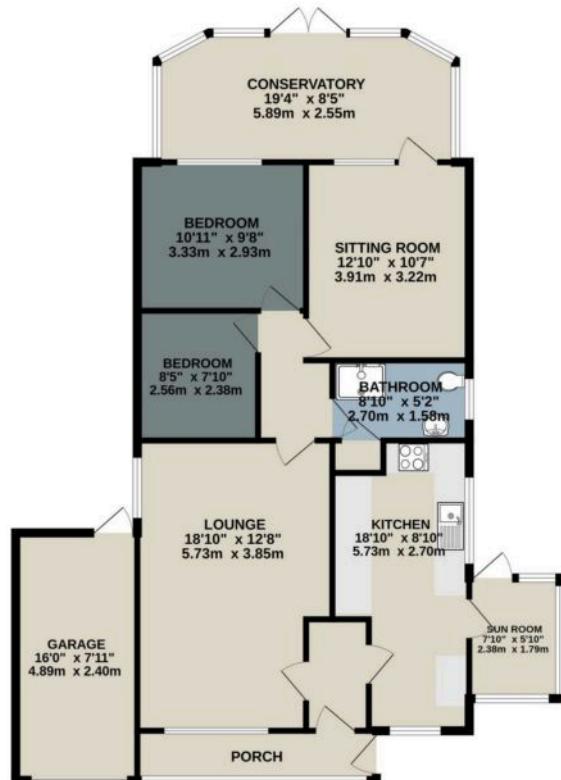
Council Tax Band: D

Boiler Location: Bathroom

EPC Energy Efficiency Rating: D



GROUND FLOOR  
1170 sq.ft. (108.7 sq.m.) approx.



TOTAL FLOOR AREA: 1170 sq.ft. (108.7 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 inaccuracy. Prospective buyers should satisfy themselves as to the correctness of these measurements and no guarantee is given as to their operability or efficiency can be given.



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