



The Fairways, Dukinfield, SK16 5GH

Offers in the region of £415,000

Nestled in the desirable area of The Fairways, Dukinfield, this stunning semi-detached house offers an exceptional living experience. Built in 2010, this immaculate property boasts four spacious bedrooms and three well-appointed bathrooms, making it ideal for families or those seeking extra space.

Spread over three thoughtfully designed floors, the home features an inviting reception room that provide ample space for relaxation and entertaining. The highlight of the property is undoubtedly the very large conservatory, which floods the interior with natural light and offers a perfect spot for enjoying the garden views throughout the year.

The landscaped garden is a true gem, designed over two tiers and featuring a substantial summer house that doubles as a bar, perfect for hosting gatherings or simply unwinding in a tranquil setting. With parking available for up to four vehicles, convenience is assured for both residents and guests.

This high specification home is ready for you to move in and start creating lasting memories. With its modern amenities and stylish finishes, it presents a wonderful opportunity for those looking to settle in a vibrant community. Don't miss the chance to make this remarkable property your new home.



GROUND FLOOR

Hallway

15'10" x 3'10" (4.83m x 1.18m)

Double glazed window to front, radiator, stairs,

Kitchen/Diner

18'5" x 8'3" (5.61m x 2.52m)

Double glazed window to front, fitted with a matching range of base and eye level units with granite worksurfaces over, breakfast bar, inset sink with mixer tap, tiled splashbacks, integrated dishwasher and washing machine, space for fridge/freezer, built-in oven, built-in hob with extractor hood over, tiled floor, inset ceiling downlights.

Lounge

13'2" x 15'6" (4.01m x 4.72m)

Radiator, bi-fold door, bi-fold door to Conservatory, door to:

Cloakroom

6'5" x 2'9" (1.96m x 0.83m)

Two piece suite comprising, wash hand basin and low-level WC, tiled splashback, radiator.

Conservatory

13'10" x 21'6" (4.22m x 6.55m)

Spacious conservatory with double doors leading out to rear garden, two double glazed tilting windows, glazed roof, contemporary anthracite radiator.

Bedroom 4

10'5" x 8'6" (3.18m x 2.58m)

Access to loft space, fitted with a range of wardrobes, radiator.

En-suite

3'0" x 8'6" (0.92m x 2.58m)

Wet room with shower & wc

Store Room

3'5" x 8'6" (1.03m x 2.58m)

Remote-controlled electric roller door.

FIRST FLOOR

Landing

15'10" x 6'11" (4.83m x 2.11m)

Double glazed window to front, radiator, stairs, door to:

Bedroom 2

8'0" x 15'6" (2.43m x 4.72m)

Two double glazed windows to rear, built-in double wardrobe(s).

Bedroom 3

11'9" x 8'0" (3.59m x 2.44m)

Double glazed window to front, radiator.

Bathroom

6'4" x 8'3" (1.92m x 2.52m)

Three piece suite comprising panelled bath, pedestal wash hand basin and low-level WC, half tiled walls, double glazed window to side, radiator, door to:

SECOND FLOOR

Master Bedroom

12'1" x 11'9" (3.68m x 3.58m)

Double glazed window to rear, fitted with a range of bedroom furniture, contemporary anthracite radiator, inset ceiling downlights,

En-suite Shower Room

8'8" x 6'0" (2.64m x 1.84m)

Three piece suite comprising tiled shower enclosure, pedestal wash hand basin and low-level WC, double glazed window to rear.

wardrobe

3'5" x 3'5" (1.03m x 1.04m)

storage / wardrobe

DISCLAIMER

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