



## Queen Street

Bollington, Macclesfield, SK10 5PS

Asking Price £310,000



Nestled in the charming town of Bollington, Macclesfield, this delightful house on Queen Street is a promising opportunity for those seeking a new home. With its undergoing refurbishment to a high standard, this property is set to impress with modern finishes and thoughtful design.

The house features a welcoming reception room, perfect for entertaining guests or enjoying quiet evenings in. There are two well-proportioned bedrooms, providing ample space for relaxation and rest. Notably, the back bedroom boasts a unique mezzanine, adding an extra layer of character and versatility to the living space.

The bathroom is designed with comfort in mind, ensuring a serene environment for your daily routines. The refurbishment will enhance the overall appeal of the property, making it a perfect choice for first-time buyers or those looking to downsize.

Situated in a vibrant community, this home is conveniently located near local amenities, parks, and transport links, making it an ideal base for both work and leisure. With its blend of modern living and traditional charm,



Lounge/Kitchen 24'06 x 11'02 (7.47m x 3.40m)

Bedroom 10'08 x 6'07 (3.25m x 2.01m)

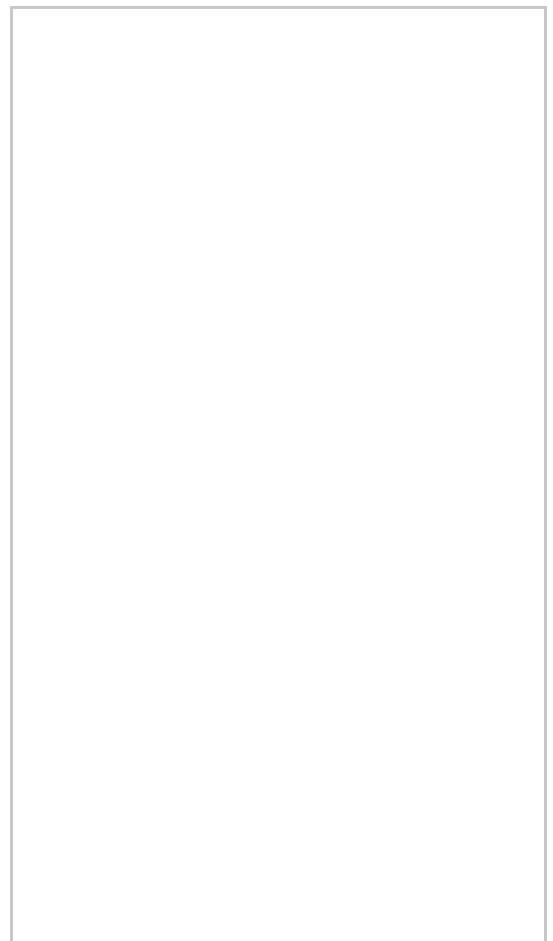
Bedroom - Bottom 8'10 x 8'09 (2.69m x 2.67m)

Bedroom - Top 10'03 x 7'02 (3.12m x 2.18m)

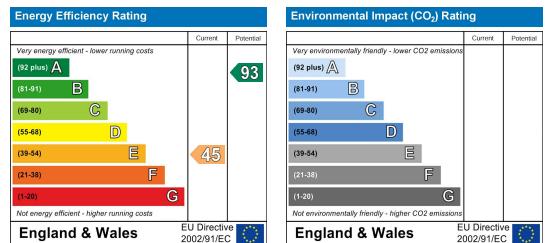
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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