





# 9 Brecon Avenue Cheadle Hulme SK8 6DAAsking Price £350,000

Immaculately presented Two Double Bedroom Detached Bungalow.

A STUNNING TWO DOUBLE BEDROOM\*\* \*\*\*DETACHED BUNGALOW\*\*. Tucked away at the head of the avenue the property occupies a quiet position. Bruntwood Park is within walking distance as well as the local shops on Turves Road. In addition, Cheadle Hulme Village and Station is only a short drive away which offers a wide choice of shops, restaurants, bars and supermarkets.

The accommodation briefly comprises; Entrance hallway, two separate storage cupboards, two double bedrooms, shower room presented with a cutting edge finish, superb modern fitted kitchen/dining area with integrated appliances, lounge.

The property benefits from a spacious driveway leading to a detached garage, beautifully presented front garden and spacious enclosed rear garden offering a delightful place to enjoy outdoor entertaining with friends and family. \*\*BOOK A VIEWING TODAY TO AVOID DISAPPOINTMENT\*\*

- TWO BED DETACHED BUNGALOW
- IMMACULATELY PRESENTED
- SUPERB KITCHEN WITH APPLIANCES
- CUTTING EDGE SHOWER ROOM
- OPEN PLAN LIVING ROOM
- DETACHED GARAGE
- BEAUTIFUL GARDENS
- · RESIN BONDED DRIVEWAY
- FREEHOLD

ENTRANCE HALLWAY

Immaculately presented hallway, accessed from the side elevation. Doors lead to all rooms to include two storage rooms

### SHOWER ROOM/WC

7'8" x 6'

Spacious walk in shower fitted with a raindrop shower head, low level WC, wash hand basin with vanity unit providing bathroom storage, wall mounted mirrored bathroom cabinet, wall and floor tiling.

### KITCHEN/ DINING AREA

5 x 8'7

modern fitted kitchen is fitted with a range of base, wall and drawer units with integrated fridge freezer

LOUNGE

12'8 x 10'4

Electric wall fire

BEDROOM ONE

11' x 9'10"

BEDROOM TWO

9'9" x 7'9"

#### **EXTERNAL**

The property offers a private front garden together with a bonded resin driveway to a gated car port

and access to the garage.

The rear garden is enclosed and private and also includes a greenhouse.

Tenure: Freehold Council Tax: SMBC C













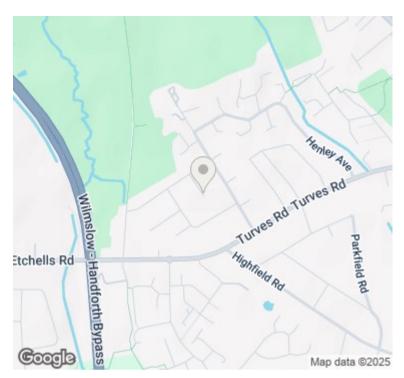
To view this property call Main & Main on 0161 437 1338









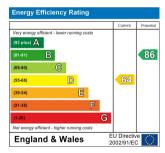


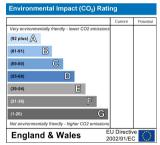
Special Note - The price is correct at the time of going to print, we advise customers to enquire the price of specific properties prior to viewing. We reserve the right to amend/improve the specification at any time. Any special offer relating is offered at the asking price stated and is subject to terms and conditions.

NB - The services, appliances and heating systems have not been tested and therefore no warranty can be given or implied as to their working order. They should therefore be verified on survey by any prospective purchaser. All measurements are approximate.

Tenure - To be confirmed with a solicitor at point of sale.

Call Monitoring System - Please note that all our calls are recorded for monitoring and training purposes.





## mainandmain.co.uk

Heald Green (Head Office) 198 Finney Lane \* Heald Green \* Stockport \* SK8 3QA \* Sales 0161 437 1338 \* Auctions \* 0161 437 5337

Lettings (1st Floor) 198 Finney Lane \* Heald Green \* Stockport \* SK8 3QA \* Lettings\* 0161 491 6666













