



20 Elmsleigh Road
Heald Green SK8 3UE
Asking Price £330,000

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20 Elmsleigh Road

Heald Green SK8 3UE

Asking Price £330,000

Located on the sought-after Elmsleigh Road, just off Styal Road, the traditional semi-detached house, owned by the same family for 65 years, is offered to the market with NO ONWARD CHAIN.

The property has recently benefited from the installation of a new roof covering. It has gas central heating and is majority double-glazed, but the house will require further cosmetic improvement and updating. It occupies a well-proportioned garden plot, so could suit further extension (STP).

The accommodation comprises: Covered porch, entrance hallway, dining room, living room with door to the garden. A kitchen leads to a rear vestibule and on to a utility room, with internal access to the attached garage.

To the first floor, a landing gives access to two double bedrooms, a single bedroom, bathroom and a separate WC.

The property stands behind a garden area with a driveway providing off road parking space and leading on to the attached garage. There is gated pedestrian access to the side of the house and on to the enclosed rear garden which features a large central lawn with decorative borders.

This is a home which is full of potential. It is well-placed for access to amenities and transport networks, with popular schools also within easy reach.

Heald Green itself offers a compelling blend of suburban and semi-rural advantages with convenient access to urban amenities. Both Stockport and Manchester are easily reachable as are all the many benefits of Greater Manchester and rural Cheshire.

An early internal inspection is advised.

- Three Bedrooms
- Two Reception Rooms
- Gas Central Heating
- Majority PVCU Double Glazing
- Driveway & Garage
- Well-proportioned Gardens
- Potential to Improve/Extend (STP)
- Popular Location
- No Onward Chain

Entrance Porch

Entrance Hallway

Dining Room
11'3 x 13'7 into bay

Living Room
11'3 x 12'9

Kitchen
6'6 x 9'4

Rear Vestibule

Utility Room
8'7 x 4'4

First Floor Landing

Bedroom One
10'11 x 13'7 into bay

Bedroom Two
10'11 x 12'9

Bedroom Three
7'0 x 7'11

Bathroom
6'10 x 5'5

Separate WC

Externally
Garden to front with a driveway providing off road parking space.
Enclosed rear garden with large lawn and decorative borders.

Attached Garage
8'7 x 15'8

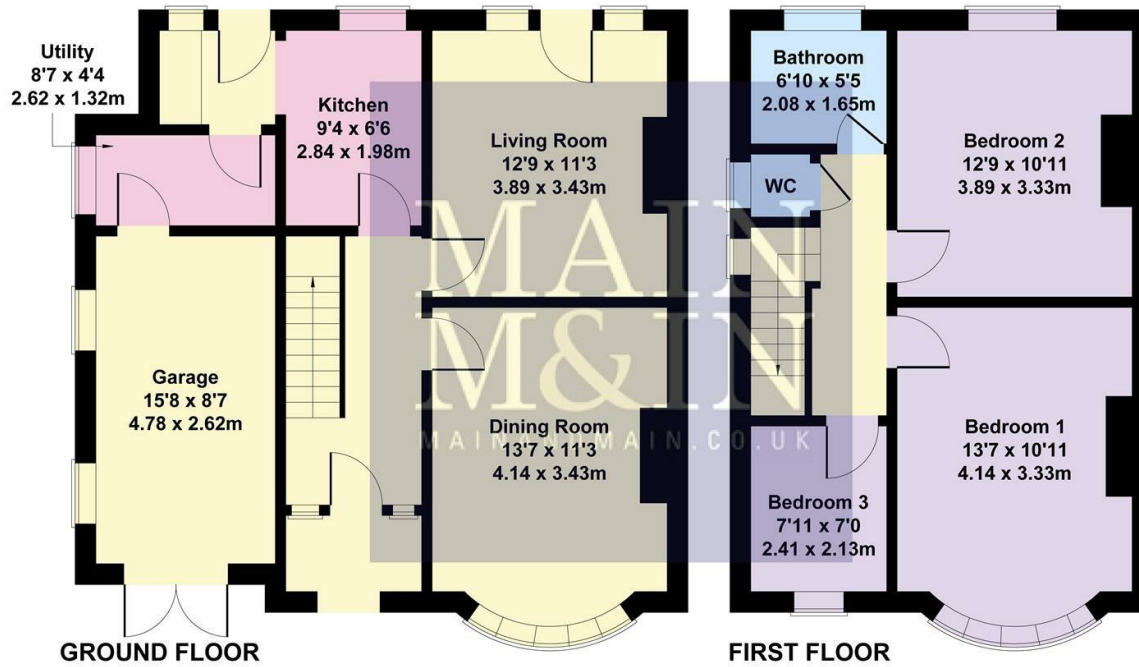


Tenure: Freehold
Council Tax: Stockport D



Elmsleigh Road

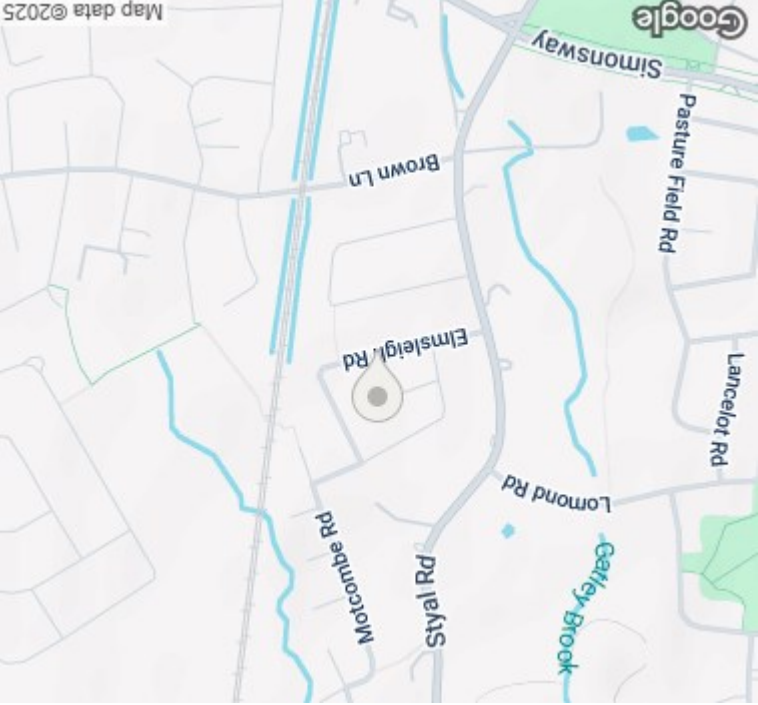
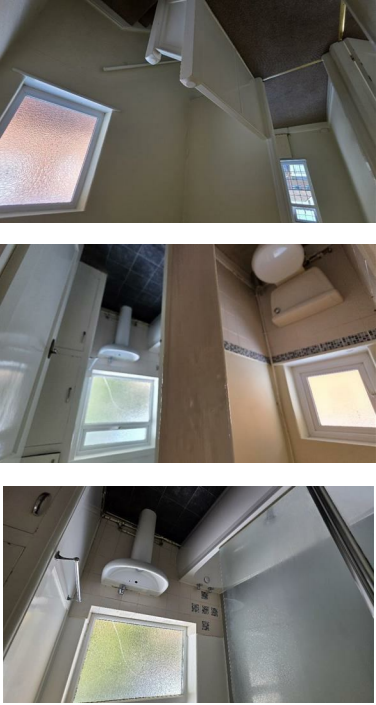
Approximate Gross Internal Area
1215 sq ft - 113 sq m



Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.



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.

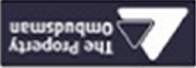
Energy Efficiency Rating	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO2 emissions	
EU Directive 2002/91/EC	
England & Wales	
Current	Potential
83	69

Environmental Impact (CO ₂) Rating	
EU Directive 2002/91/EC	
Very environmentally friendly - lower CO2 emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO2 emissions	
EU Directive 2002/91/EC	
England & Wales	
Current	Potential

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Company Registration No. 5615498