



18 Barley Croft
Cheadle Hulme SK8 6SL
Asking Price £440,000



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Offered for sale with no onward chain, this freehold extended detached bungalow stands towards the end of a pleasant cul-de-sac.

A Freehold, Extended, Two Double Bedroom, Detached Bungalow recently completely renovated. NO ONWARD CHAIN.

Occupying an excellent plot, this established Bungalow has recently undergone a complete renovation program to include re-plastering. It now offers an excellent luxury Kitchen, Two Double Bedrooms, Refitted Bathroom/WC. Outside is a Detached Brick Garage, and gardens to the front and rear.

The property lies in a convenient position near both Cheadle Hulme and Heald Green Villages. The large stores can be found on the A34 bypass. The M56/M60 motorways are within a few miles along with Manchester Airport. DO NOT MISS THIS ONE!

Tenure: Freehold
Council Tax: SMBC D

- Fully Refurbished
- Extended With Two Double Bedrooms
- Gas Central Heating
- PVCU Double Glazing
- Refitted Kitchen/Bathroom
- Detached Garage
- Freehold
- NO ONWARD CHAIN

Entrance Hallway

Living Room

22'0" x 10'4"

With attractive Fire Place

Fitted Dining Kitchen

13'11" x 9'10"

Part Tiled Walls, Fitted Grey Units, Integrated Microwave, Oven, Dishwasher, Washing Machine/Dryer and Fridge Freezer. Inset Hob, Extractor Hood, Work Top Lighting

Bedroom One

21'0" to robes x 10'4" red to 8'8"

Bedroom Two

11'0" x 9'11"

Bathroom/WC & Shower

5'10" x 6'10"

Porcelain Wall Tiling, White Suite, Shower Over Bath, Shower Screen

Outside:

Gardens to the front and rear.

Driveway leading to:

Detached Brick Garage 19'8" x 11'2"





Ground Floor



For illustration purposes only, not to scale.
Plan produced using PlanUp.

18 Barley Croft, Cheadle Hulme



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		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A				(92 plus) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E				(39-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
			83				
		67					
England & Wales		EU Directive 2002/91/EC		England & Wales		EU Directive 2002/91/EC	

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