



23 Stanneylands Drive
Wilmslow SK9 4EU
£545,000



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Presented to the highest of standards, this detached bungalow forms part of a sought-after residential area, within easy reach of amenities and transport networks. The property has benefited from significant refurbishment in recent years, the end result being the creation of a stylish, versatile and modern home which is certain to impress.

An large entrance porch with cloak space and composite door leads to an entrance hallway and through to a superb living room with modern feature fireplace, inset lighting and doors to the rear garden. There are also sliding glazed pocket doors which open to the dining room; itself open to the high-specification German kitchen with NEFF appliances.

There are two well-proportioned double bedrooms, the principal bedroom featuring a bay window and comprehensive fitted wardrobes. An attractive contemporary bathroom completes the home, with freestanding bath and a separate shower enclosure.

There is an additional benefit in the form of a well-proportioned converted loft room, which is access via a drop-down ladder from the hallway. This room features two roof windows and additional storage into the eaves.

The property stands behind a lawned garden, with a smart, block-paved driveway leading alongside the bungalow and on to an attached garage which could suit conversion into further living accommodation, should you choose (STP). The beautifully-landscaped rear garden offers excellent levels of privacy as it is not overlooked. Paved seating areas complement a central lawn and well-stocked, raised borders.

This is a stunning home which simply must be seen in order to be fully appreciated. An early internal inspection is strongly recommended.

- Superb Detached Bungalow
- Refurbished to High Specification
- Large Living Room with Doors to Garden
- Dining Room opens to Luxury German Kitchen
- Integrated Kitchen Appliances by NEFF
- Principal Bedroom with Fitted Wardrobes
- Well-proportioned Second Double Bedroom
- Stylish Contemporary Bathroom with Freestanding Bath
- Loft Room/Study
- Private Landscaped Gardens to Driveway & Garage

Entrance Porch
3'10 x 10'5

Entrance Hallway
With storage and drop-down ladder access to Loft Room.

Living Room
12'11 x 15'4
Sliding Glazed Pocket Doors to:

Dining Room
12'11 x 8'2
Open to:

Kitchen
10'9 x 9'10

Bedroom One
16'1 into bay x 11'10 red to 10'1 to fitted wardrobe

Bedroom Two
11'11 x 9'11

Bathroom
8'5 x 6'11

Loft Room/Study
20'7 x 10'10 plus eaves storage
Two roof windows.

Externally
Garden area to the front with block-paved driveway alongside the property, to the attached garage.
Enclosed garden to the rear with paved seating area, lawn and decorative raised borders.
Two external store rooms, plus covered storage area.

Attached Garage
17'6 x 8'8



Tenure: Freehold
Council Tax: Cheshire East E



Not to Scale. Produced by The Plan Portal 2025
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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.
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| Energy Efficiency Rating | |
|---|---------|
| EU Directive 2002/91/EC | Current |
| Very energy efficient - lower running costs | 83 |
| (92 plus) A | |
| (81-91) B | |
| (69-80) C | |
| (55-68) D | |
| (39-54) E | |
| (21-38) F | |
| (1-20) G | |
| Not energy efficient - higher running costs | |

| Environmental Impact (CO ₂) Rating | |
|---|---------|
| EU Directive 2002/91/EC | Current |
| Very environmentally friendly - lower CO ₂ 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 CO ₂ emissions | |

