



17 St. Austell Drive
Heald Green SK8 3EF
£375,000

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17 St. Austell Drive Heald Green SK8 3EF

£375,000

Having recently undergone a comprehensive programme of updating which has included an electrical rewire, this traditional semi-detached house is offered for sale with no onward chain involved.

The accommodation comprises: Entrance hallway, downstairs WC, a spacious living room with bay window to the front and an impressive newly-installed open-plan dining kitchen which features stylish modern units.

To the first floor is a landing which leads to two well-proportioned double bedrooms, a third bedroom and a newly-installed bathroom which is fitted with a contemporary suite in white with shower over the bath.

The house stands behind a garden area with lawn and raised border. A paved driveway offers off road parking space. The driveway leads alongside the house through gates, to a detached garage which has an electric door and power. The rear garden features lawned sections and borders.

St Austell Drive is a cul-de-sac located just off Queensway, close to amenities including the Health Centre and the wide range of shops in Heald Green Village. The property is also conveniently-positioned for access to popular schools for all age groups and it is also close to transport network connections including the M56/M60 motorways, rail station with direct trains into Manchester, the Metrolink tram system and Manchester Airport.

- Gas Central Heating
- PVCU Double Glazing
- Electrical Rewire Completed
- Modern Kitchen, newly installed (Jan 2023)
- Stylish Bathroom, newly installed (Jan 2023)
- Cul-de-sac Location
- Convenient Position
- Driveway and Garage
- Gardens
- No Onward Chain

Entrance Hallway

Downstairs WC

Living Room
15'11" into bay x 11'6"

Dining Kitchen
9'6" x 18'3"

First Floor Landing

Bedroom One
14'5" into bay x 10'5"

Bedroom Two
11'8" x 10'5"

Bedroom Three
9'2" reducing to 7'3" x 7'5"

Bathroom
8'6" x 7'3"

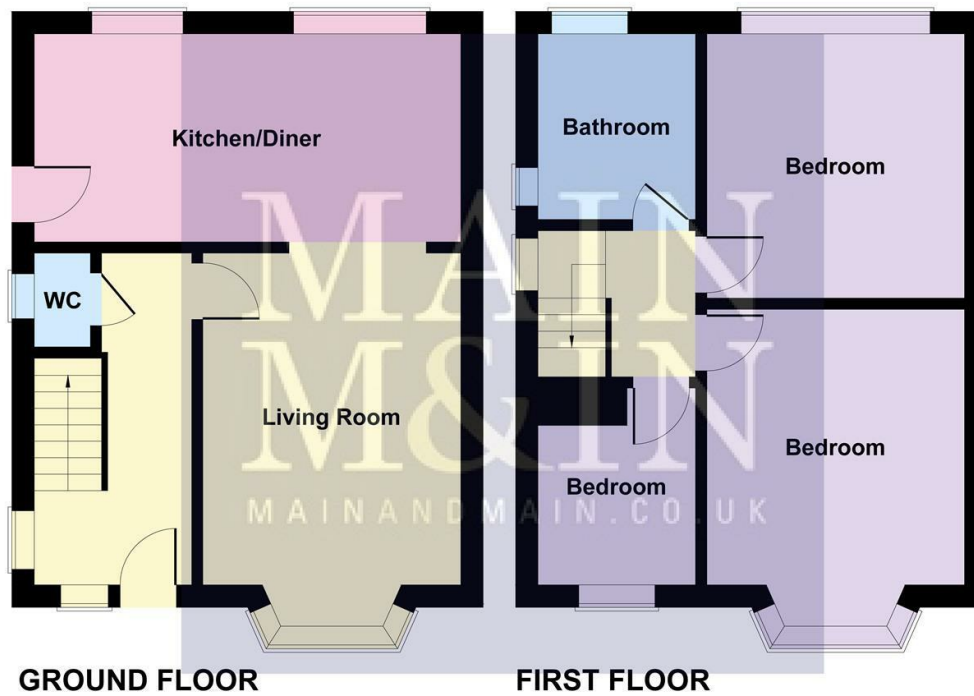
Externally
Garden to front.
Driveway to front and side.
Detached Garage with electric door.
Garden to rear with lawn and borders.



Tenure: Leasehold
Council Tax: Stockport C



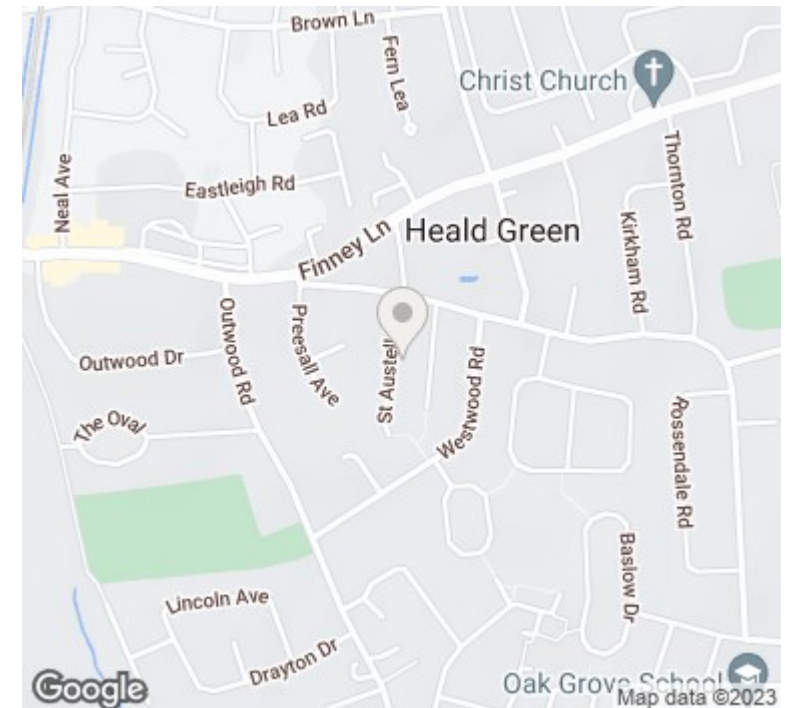
St Austell Drive



Not to Scale. Produced by The Plan Portal 2023
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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.

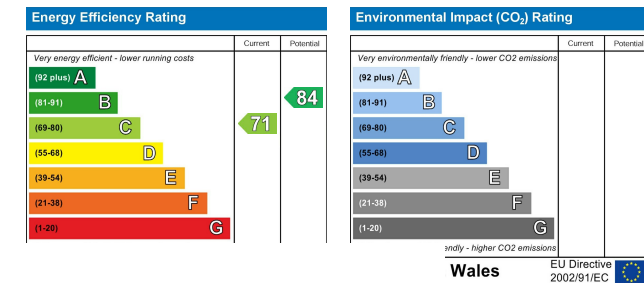
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