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34 Buttermere Road  
Gatley SK8 4RH  
O.I.R.O £470,000





# 34 Buttermere Road Gatley SK8 4RH

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A FREEHOLD, Three/Four Bedroom, Extending, Detached Bungalow.

Built by Sunley, and extended to the rear by the present owner, this bungalow offers the following: Entrance Hall, L Shaped Lounge/Dining Room, Fitted Modern Kitchen, Orangery, Utility Room, Study/Fourth Bedroom, Three Further Bedrooms, Bathroom/WC. Outside are gardens to both the front and rear.

Buttermere Road lies off St Ann's Road North on the Lakes Estate which is a highly sought after development. Both Gatley and Heald Green villages, both with train stations, are close by. Other centres are easily accessed. Both the M56/M60 motorways and Manchester Airport are within a few miles.

This is a lovely Bungalow offering greatly enhanced living space at a sensible asking price.

- Gas Central Heating
- PVCU Double Glazing
- Cavity Wall Insulation
- Orangery
- Study/Bedroom Four
- Three Bedrooms
- Utility Room
- Freehold

Entrance Hall L Shaped  
11'4" x 2'9" to 6' x 2'7"  
Built in Cupboard

Lounge/Dining Room L Shaped  
22'1" max x 21'7"

Orangery  
9'3" x 9'2"  
Tiled Floor, Door to Garden

Study/Bedroom Four  
11'8" x 8'7"

Kitchen  
12'2" x 9'8"  
Fitted White Units, Integrated Oven and Grill  
Gas Hob, Extractor Hood

Utility Room  
9'1" x 6'5"  
Plumb for Washing Machine, Sink Unity, Rear Door

Inner Hallway  
8'8" x 7'6"  
Built in Cupboard plus Loft Access

Bedroom One  
11'5" x 10'7"

Bedroom Two  
11'3" x 9'

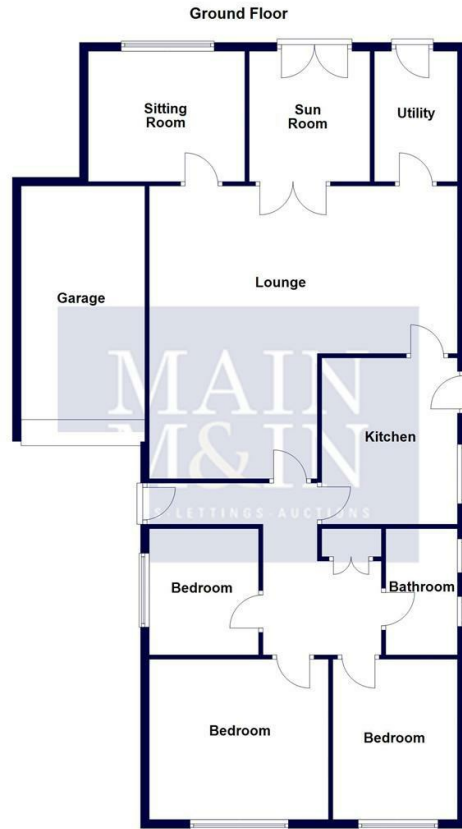
Bedroom Three  
8'1" x 7'7"

Bathroom/WC  
7'8" x 5'  
Floor and Wall Tiling, Panelled Bath plus Shower Over.  
Wash Basin, Low Level WC.

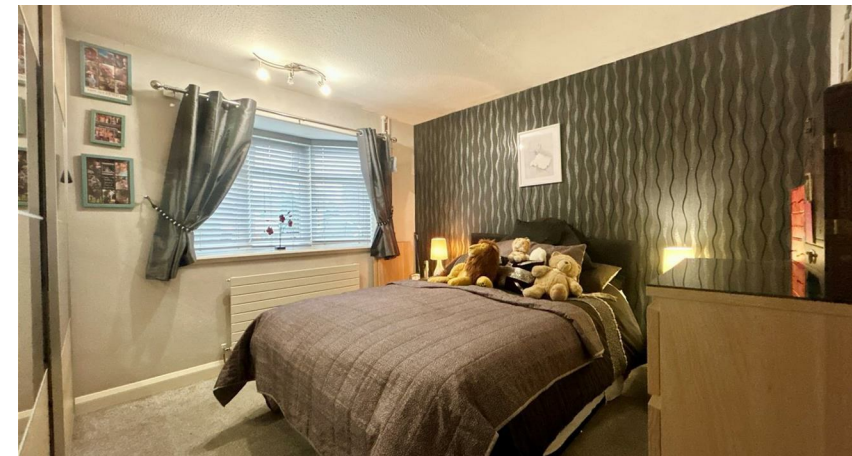
Outside  
Gardens to the front and rear with driveway, lawns, flowerbeds, fencing, shrubs etc.



Tenure: Freehold  
Council Tax: SMBC D



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Plan produced using PlanUp.



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