



 3

Bedrooms

 1

Bathroom





ELEGANTLY RENOVATED PERIOD-STYLE SEMI-DETACHED RESIDENCE WITH A DETACHED GARAGE

OFFERED WITH NO ONWARD CHAIN

Embrace a lifestyle of refined comfort with this tastefully renovated family home, an enchanting blend of timeless charm and contemporary opulence.

Step into an inviting entrance porch that leads to an airy and light-filled hallway, setting a warm welcome for all who enter. The front reception room, connected by elegant double doors, effortlessly flows into the recently renovated kitchen/dining room creating an expansive living space that adapts to your every need. The generously appointed kitchen, a masterpiece of design, provides the perfect canvas for culinary creations.

Upstairs, discover three well-proportioned bedrooms, while the lavishly designed family bathroom offers both luxury and functionality, complete with a convenient walk-in shower and separate bathtub.

Outside, a front and side driveway provides ample parking, while the privately enclosed paved garden offers a lot of potential. The detached brick garage at the rear presents an exciting opportunity for conversion into an office or utility space, complemented by a sun-drenched patio area that beckons relaxation and outdoor gatherings.

Nestled in a sought-after locale, this residence enjoys proximity to an array of local amenities and stands within easy reach of esteemed schools, making it an idyllic setting for a thriving family lifestyle.

Seize the chance to own this renovated home that seamlessly blends classic architectural allure with modern comforts. Arrange a viewing today!

Entrance Porch

Entrance Hall

Hardwood door opening to light and airy hallway with open spindle staircase leading to the first floor. Double-glazed window to the front., Radiator. Herringbone flooring.

Reception One 3.10m x 5.10m

Double-glazed bay window to front elevation. Feature Coal effect gas fire with wood surround. Radiator. Herringbone flooring

Kitchen/Diner 5.7m x 5.1m

Fitted with a range of wall and base units with worktops and tiled splashback, incorporating a stainless steel single drainer sink unit with a mixer tap. Gas cooker point. Plumbed for washing machine, fridge freezer. Herringbone flooring. Two Double-glazed windows and double-glazed french

doors to the rear garden.

Landing

Double-glazed frosted window to side elevation. Access to all first-floor rooms.

Bedroom One 3.10m x 3.50m

Double-glazed bay window to front elevation. Radiator. Wooden floorboards.

Bedroom Two 3.10m x 4.00m

Double-glazed window to rear elevation. Radiator. Wooden floorboards.

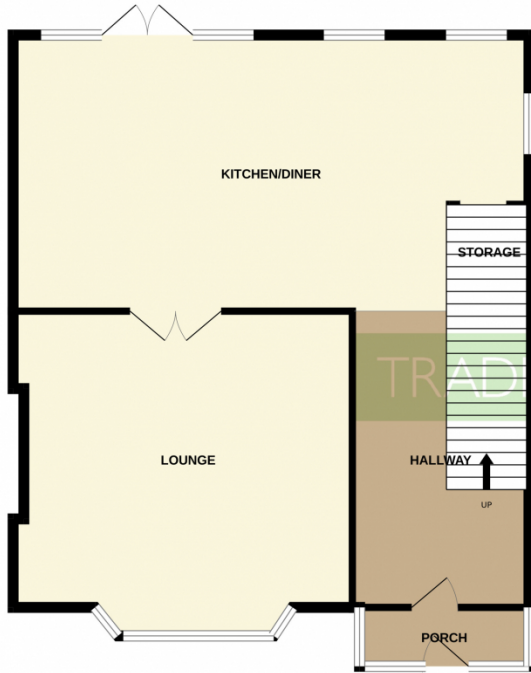
Bedroom Three 2.30m x 3.70m

Double-glazed window to front elevation. Radiator. Carpet.

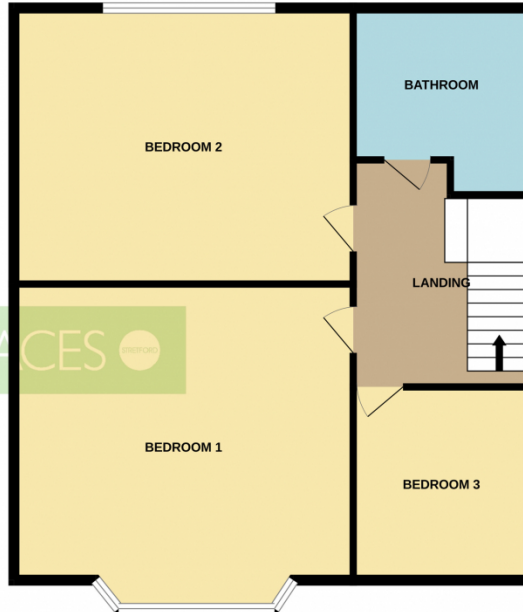
Bathroom 2.10m x 3.60m

Double-glazed frosted window to side elevation. Walk-in shower. pedestal wash hand basin, and low-level WC. Fitted storage cupboard. Extractor fan. Ceiling spotlights. Tiled floor. Double ended bathtub.

GROUND FLOOR



1ST FLOOR



| Energy Efficiency Rating | | Current | Potential |
|--|----------|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92+) | A | | |
| (81-91) | B | | |
| (69-80) | C | | 81 |
| (55-68) | D | 56 | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |

Address: Stretford, M32



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2023

