



Stockport Road, Altrincham, WA15

Asking Price Of £1,300 pcm



Property Features

- Charming Two Bedroom Semi-Detached Cottage
- Ideally located in the Heart of Timperley Village
- Available Immediately
- Private Rear Garden
- Open-Plan Kitchen-Diner
- Modernised Throughout
- Within Catchment for Outstanding Local Schools
- Tanked Basement
- Integrated Appliances

Full Description

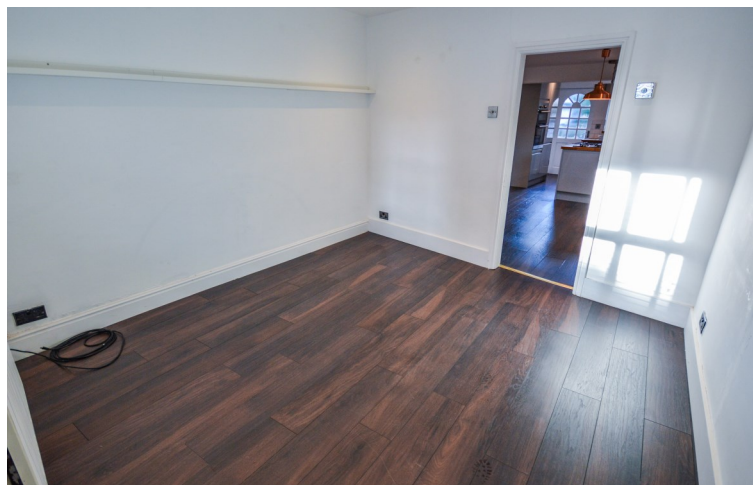
A charming, modernised semi-detached cottage featuring two double bedrooms, open-plan kitchen/diner, a tanked basement perfect for use as a home office or playroom, and a private courtyard garden. Ideally located in the heart of Timperley Village, this property offers both convenience and versatile living spaces.



LIVING ROOM

11' 5" x 10' 5" (3.48m x 3.20m)

The front door opens directly into the living room, which features a front aspect double-glazed window fitted with a vertical blind. The room is finished with luxury vinyl tile flooring, a pendant light fitting, and television and internet ports for modern connectivity. From the living room, there is seamless access to the open-plan kitchen and dining area, creating a practical and inviting flow throughout the ground floor.



KITCHEN/DINER

22' 0" x 10' 1" (6.71m x 3.08m)

The modern open-plan kitchen and dining area, accessed from the living room, offers an ideal space for entertaining and everyday living. It benefits from side and rear aspect double-glazed windows, both fitted with roller blinds, allowing for ample natural light. The room is finished with luxury vinyl tile flooring and illuminated by two pendant light fittings.



The kitchen is well-appointed with matching base and eye-level units and features a range of integrated appliances, including a double oven, five-ring gas hob, microwave, fridge-freezer, and dishwasher, ensuring both style and functionality. From the kitchen/diner, a carpeted staircase provides access to the first-floor accommodation and the tanked basement.



MASTER BEDROOM

10' 10" x 10' 9" (3.31m x 3.29m)

Accessed from the first-floor landing, bedroom one benefits from a front aspect double-glazed window fitted with a roller blind. The room features carpeted flooring, a pendant light fitting, a single-panel radiator, television point, and a Victorian style fireplace.



BEDROOM TWO

13' 2" x 10' 6" (4.02m x 3.21m)

Bedroom two, accessed via a staircase from the first-floor landing, is a characterful space featuring a side aspect double-glazed window that allows plenty of natural light. The room boasts carpeted flooring, strip spotlighting, a double-panel radiator, and a vaulted ceiling with exposed beams, adding charm and a sense of space. For added practicality, the bedroom includes a walk-in wardrobe, providing excellent storage.



BATHROOM

9' 10" x 5' 7" (3.00m x 1.72m)

The modern bathroom is accessed from the first-floor landing and benefits from a rear aspect double-glazed window fitted with a vertical blind. This bathroom comprises laminate flooring, part-tiled walls, recessed spotlighting, a low-level WC, a wall-mounted hand wash basin with storage under, a panelled bath with a chrome thermostatic shower system over, an extractor fan, and a chrome heated towel rail.



BASEMENT

26' 2" x 10' 9" (8.00m x 3.30m)

This property features a fully tanked two-chamber basement, offering versatile additional living space. The main chamber is finished with carpeted flooring and recessed spotlighting, making it an ideal setting for a home office, study, or flexible workspace.

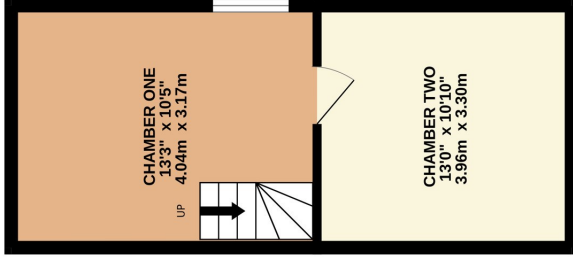


EXTERNAL

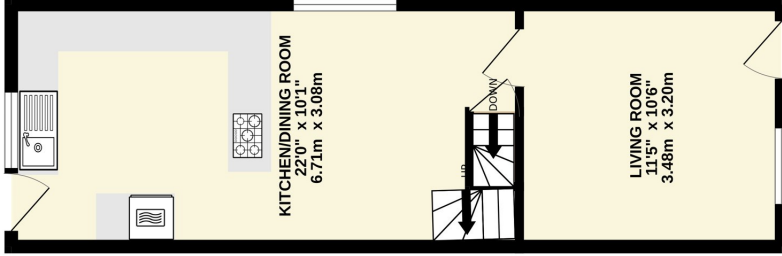
The private rear courtyard garden is accessed through a part-glazed, wood-panelled door from the kitchen diner. The low-maintenance space is fully paved and enclosed for privacy, with a timber panelled fence on the left and rear, a brick wall to the right, and a timber gate providing convenient access to the communal alleyway.



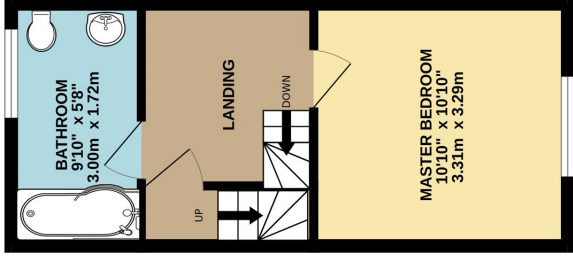
BASEMENT
256 sq.ft. (23.8 sq.m.) approx.



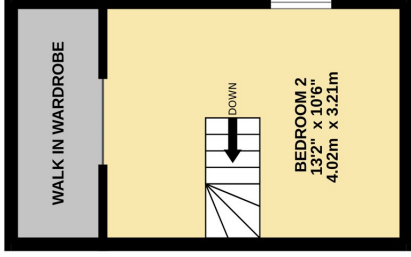
GROUND FLOOR
352 sq.ft. (32.7 sq.m.) approx.



1ST FLOOR
255 sq.ft. (23.6 sq.m.) approx.

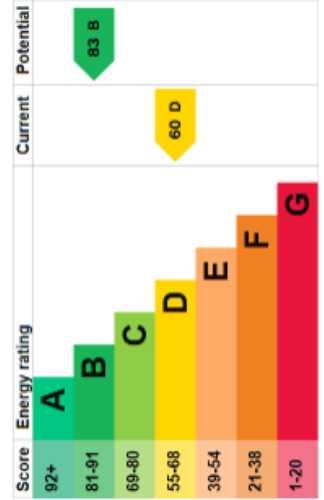


2ND FLOOR
181 sq.ft. (16.8 sq.m.) approx.



TOTAL FLOOR AREA : 1044 sq.ft. (97.0 sq.m.) approx.

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.
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COMMON QUESTIONS

- 1. What is the council tax band for this property?** This property falls into Trafford Council tax Band C, which is currently £1,751.87 per annum.
- 2. When is the property available and for how long?** This property is immediately available, for a minimum of 12 months.
- 3. Does the property come with white goods?** Yes, the property is fitted with integrated white goods.
- 4. How much do I need to earn to rent this property?** You will need an annual household income of at least £39,000. This can be one person earning at least £46,500, or two people earning a minimum of £19,500 each.
- 5. Does this property come with parking?** No, the property does not come with parking. On-road parking is available on Stockport Road.