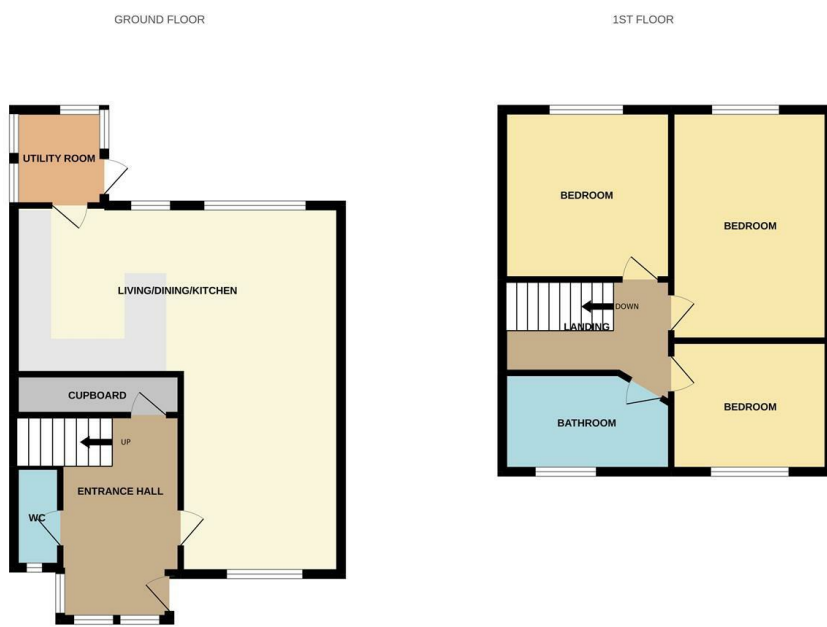




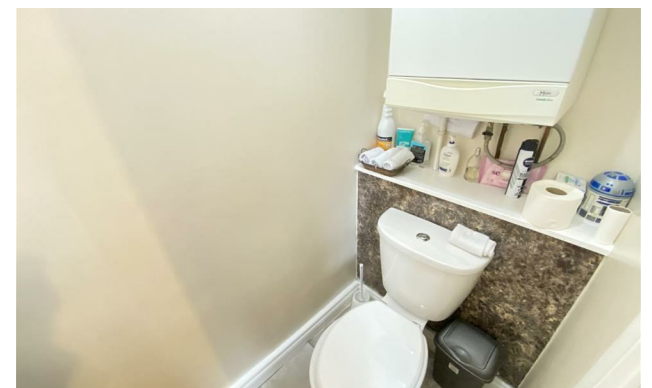
8 SYCAMORE CLOSE WILMSLOW SK9 4BX

This well presented three DOUBLE bedroom home is situated within a convenient location for access to Wilmslow centre and is within walking distance of desirable local schools. Internally the accommodation is clearly cared for and comprises in brief: Entrance hallway with large understairs storage cupboard, downstairs wc, spacious living/dining room, kitchen and utility room. The first floor comprises: landing with loft access, Three double bedrooms and a three piece bathroom suite. Externally there is a generous front garden with a paved walkway and timber panelled fencing and hedges to boundaries. To the rear of the property is a private rear garden with hedges to the boundaries and gated access leading to parking. Viewings essential to fully appreciate.



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2022

- Three double bedrooms
- Open plan living
- Utility Room
- Stone's throw from Lacey Green School
- Close proximity to Wilmslow centre
- Front and rear garden
- Parking



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC	England & Wales		EU Directive 2002/91/EC