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21 ALVESTON DRIVE WILMSLOW SK9 2GA
Offers In The Region Of £584,950

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A stunning and extended four bedroom detached property situated on the highly popular Villas development in Wilmslow. The property is a short drive away from Wilmslow centre which offers a wide range of amenities, which include a number of local shopping facilities, bars, restaurants, local leisure centre and with Wilmslow train station offering a direct service to London Euston and Manchester City centre, the location caters for many different needs. Within a 10 minute drive away there are many additional amenities such as fitness centres, golf courses, Marks and Spencer and John Lewis. The property is well placed for easy access to the M56 for commuters to Manchester and the North West commercial centres and Manchester Airport is less than 20 minutes away. This impressive property has undergone an extension to the first floor over the garage creating an ensuite and walk-in wardrobe to the principle bedroom, whilst the vendor has enhanced the kitchen which has a stunning central island and is fitted with a number of integrated appliances. In brief the property comprises: an entrance hallway, downstairs WC, utility room, integral garage for storage with electric up and over door. There is a comfortable living room with feature fireplace and glazed internal double doors leading to a dining room. To the first floor, there are four bedrooms with the principal bedroom benefitting from a stylish and modern ensuite shower room and walk in wardrobe and dressing area. To the rear of the property there is an enclosed garden with mature borders, with the garden being laid mainly to lawn. There is a blocked paved driveway providing off-road parking for several vehicles.

Entrance Hallway

UPVC double glazed entrance door leading to the internal entrance hallway. Access to the ground floor accommodation. UPVC double glazed window to the side aspect. Wall mounted radiator. Dado rail. Staircase with spindled balustrade leading to the first-floor accommodation.

Downstairs WC

Fitted with a traditional white suite comprising a low level WC and wall mounted wash hand basin with tiled splashback. Wall mounted radiator.

Living Room

17' x 10'9"
A large living room with UPVC double glazed bay window to the front aspect with bespoke fitted plantation shutters. Feature electric fireplace with traditional surround, mantle and hearth. Internal set of glazed double doors leading through to the dining room. Wall mounted radiator. TV point. Laminate wood effect flooring

Dining Room

11' x 9'7"
Accessed via the kitchen and living room this generously proportioned reception room has a set of UPVC double glazed French doors which lead to the rear garden and patio area. Wall mounted radiator. A set of internal glazed double doors leading to the living room. Laminate wood effect flooring.

Kitchen Diner

14'6" x 11'6"
A stylish and modern fitted kitchen which comprises a range of fitted wall, base and drawer units with complementary quartz work surfaces with matching splashback. Incorporated within the work surface there is a sink unit with mixer tap, electric hob and extractor hood over. Additionally there are two undercounter ovens and an integrated dishwasher. A central island unit with marble effect work surface provides an additional food preparation surface whilst creating a kitchen diner area forming a breakfast bar. UPVC double glazed windows to the rear aspect with fitted bespoke, plantation shutters. UPVC double glazed door leading to the side and rear garden. Tiled flooring throughout. Wall mounted contemporary radiator. Access to understairs storage cupboard/pantry. Access to the utility room.

Utility Room

8' x 6'1"
Access to the integral garage. Shelving unit and space for a washing machine and tumble dryer.

Integral Garage

8' x 6'1"
Useful secure internal storage. Electric up and over garage door.

First Floor Landing

Access to the first floor accommodation. Airing cupboard providing storage and shelving. Loft access.

Bedroom One

17'2" max 10'4"
This generously proportioned principal bedroom is located to the front of the property and benefits from two UPVC double glazed windows which have been fitted with plantation shutters. This stunning bedroom has a fitted dressing area and access to a large walk in wardrobe which is fitted with storage units offering shelving and hanging space. Within the walk-in wardrobe, there is a Velux skylight providing a source of natural light and access to the ensuite.

Walk in Wardrobe

7'7" x 8'
Storage in hanging space. Access to the ensuite.

En Suite Shower Room

6' x 8'
Fitted with a stylish and modern three piece white suite comprising a low-level WC, wash hand basin within a vanity storage unit. Large walk in shower area with glazed shower screen and mains shower fittings. Fully tiled to both the walls and floor. Wall mounted contemporary heated towel rail. Wall mounted mirror unit. UPVC double glazed window to the front aspect.

Bedroom Two

14'2" x 7'7"
A further well proportioned double bedroom with vaulted ceiling. UPVC double glazed window to the rear aspect. Fitted wardrobes providing storage and hanging space.

Bedroom Three

10'5" x 8'7"
A double bedroom with uPVC double glazed window to the rear aspect. Wall mounted radiator.

Bedroom Four

6'4" x 8'5"
Currently used as a study. UPVC double glazed window to the rear aspect.

Bathroom

A traditional bathroom suite comprising a white low level WC, wash hand basin and panelled bath. Part tiled to the walls. Tiled flooring. Radiator. UPVC double glazed window to side aspect.

OUTSIDE

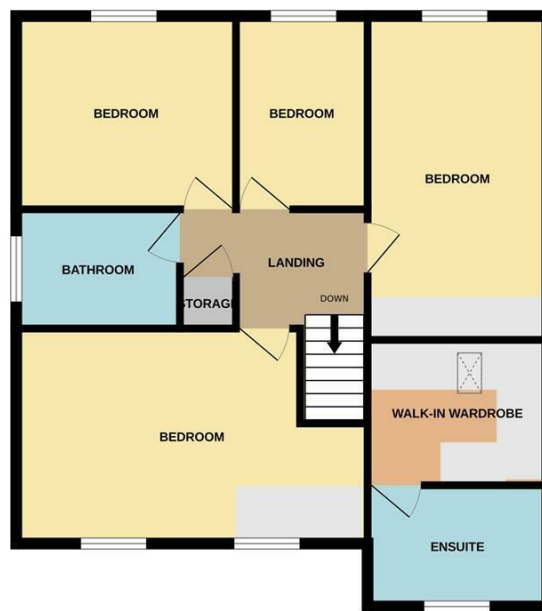
To the rear of the property the garden is enclosed to three sides. The garden is laid mainly to lawn with mature borders, paved patio area providing ample space for garden table and chairs. Hard standing and timber shed for storage. Paved pathway leading to the front aspect. Side gate to the front of the property. There is a blocked paved driveway providing off road parking for two vehicles and a well maintained front garden with lawned area.



GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2023

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		84
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	