



15 Lansdowne Street, Macclesfield, Cheshire, SK10 2QZ

**** NO ONWARD CHAIN **** A two bedroom mid terrace property with a private courtyard garden and located in a popular residential area within a short distance of the town centre, excellent transport links and the new retail park just off The Silk Road. The property is fitted with double glazed windows and gas central heating via a Vaillant boiler and in brief the property comprises; living room and breakfast kitchen. To the first floor are two bedrooms and a bathroom. Externally, to the rear is a private courtyard garden.

£155,000

Viewing arrangements

Viewing strictly by appointment through the agent

01625 434000

Location

Set in Cheshire's plains, on the fringe of the Peak District National Park, Macclesfield combines the old with the new. Originally a medieval town, Macclesfield became the country's 'Silk' capital in the 1750's, whilst it still retains that heritage, in recent years it has grown to become a thriving business centre. Macclesfield is a modern shopping centre with a range of leisure facilities to suit most tastes. There is a popular monthly Treacle Market which is a bustling Arts, Antiques, Crafts, Food and Drink Market, held on the cobbles of the town centre with around 140 stalls of exceptional food and drink, unique crafts and vintage and information from the Macclesfield community. There are many independent and state primary and secondary schools. The access points of the North West Motorway network system, Manchester International Airport and some of Cheshire's finest countryside are close at hand. Intercity rail links to London Euston and Manchester Piccadilly can be found at

Macclesfield and Wilmslow railway stations as well as commuter rail links to the local business centres.

Directions

Leaving Macclesfield in a Northerly direction along the Silk Road, turn right at the first roundabout onto Hurdsfield Road (B5470). Continuing along for a short distance, Lansdowne Street is the third turning on the right hand side, follow the road round and the property will be found on the left.

Living Room

11'5 x 11'5

Double glazed window to front aspect. Built in storage cupboards under the stairs. Stairs to the first floor. Radiator.

Breakfast Kitchen

11'5 x 9'10

Fitted with a range of base units with work surfaces over and

matching wall mounted cupboards. One and a quarter bowl sink unit with mixer tap and drainer. Four ring electric hob with extractor hood over and double Neff oven below. Space for a washing machine and fridge/freezer. Breakfast bar. Vaillant boiler. Double glazed window to the rear aspect. Stable door to the garden.

Stairs To The first Floor

Access to the loft space. Latch lock doors to the bedrooms and bathroom.

Bedroom One

11'5 x 8'0

Double bedroom with double glazed window to the front aspect. Radiator.

Bedroom Two

9'10 x 5'0

Single bedroom with double glazed window to the rear aspect. Radiator.

Bathroom

Fitted with a white suite comprising; panelled bath with shower over, low level WC and vanity wash hand basin. Double glazed window to the rear aspect. Chrome ladder style radiator.

Outside

Private Courtyard Garden

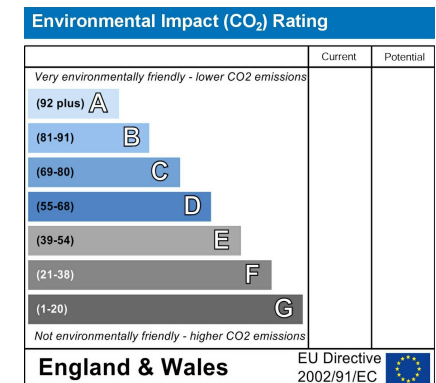
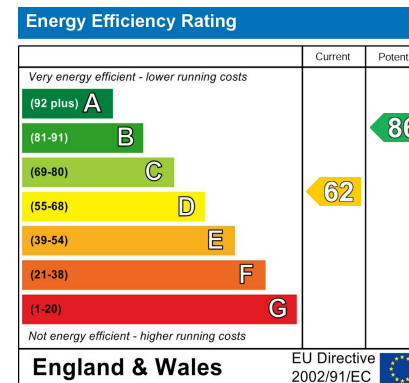
To the rear is a private enclosed courtyard garden.

Tenure

The vendor has advised that the property is Freehold.

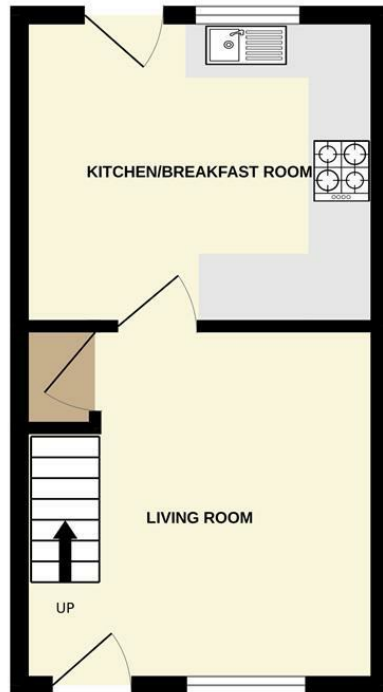
We also believe the property to be council tax band A.

We would advise any perspective buyer to confirm these details with their legal representative.

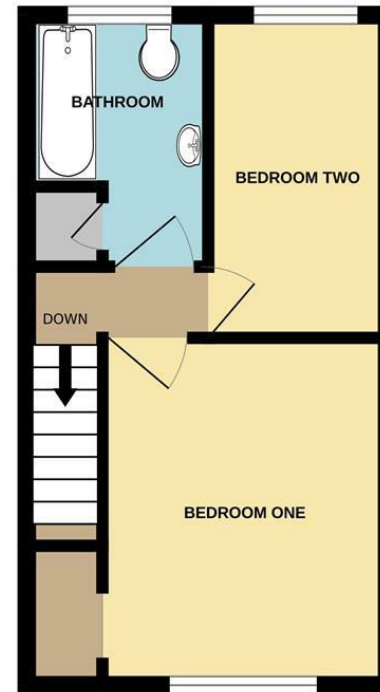




GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only
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