

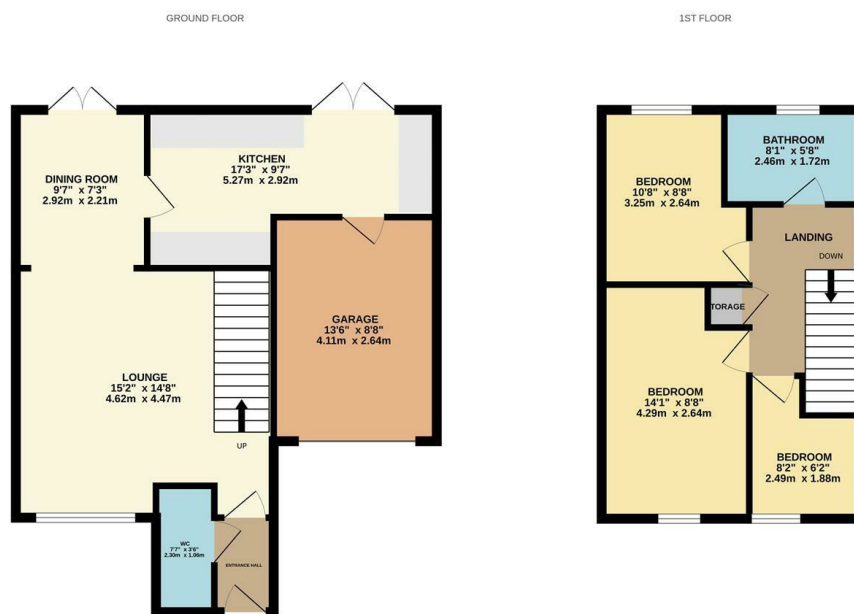


**jordan fishwick**

30 TUDOR GREEN WILMSLOW SK9 2RG  
Guide Price £424,950

## 30 TUDOR GREEN WILMSLOW SK9 2RG

A stunning three bedroom link detached property featuring attractive Cheshire brick and situated on a popular cul-de-sac location within a small residential development, offering easy access to the A34 bypass. This stylish and immaculately presented property comprises an entrance hallway with access to a stylish and practical downstairs W.C. There is a generously proportioned living room which features "on trend" and very stylish appointed Kardean herringbone style flooring, open plan staircase with traditional spindled balustrade providing access to the first floor accommodation. Progressing through the living room there is access to a separate dining area with French patio doors leading to the landscaped rear garden. There is a quality fitted kitchen which features a range of white eye level and base units with contrasting black door handles and white quartz work surfaces, which create a light and airy kitchen space. The kitchen also features a Belfast sink, has space for a large range style oven and American style fridge freezer. There is an integrated dishwasher and extractor hood. The herringbone style flooring continues throughout providing continuous flooring through the reception rooms. Additional French doors provide access to the rear garden and an internal door leads to the integral garage, which provides additional storage and has plumbing for a washing machine. Located on the first floor there are three bedrooms all of which have been beautifully decorated throughout. The modern bathroom consists of a three piece white suite with mains shower fittings over the bath. Externally to the rear of the property, there is a generously proportioned south westerly garden which is enclosed, laid mainly to lawn with mature borders and a feature brick low rise boundary dividing the lawn and patio area (Indian paved sandstone). To the front aspect, the property benefits from two off road parking spaces and a well-manicured lawn garden with mature borders.



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



- Link detached property
- Stunning Interior
- Large living room
- Dining room
- Quality fitted kitchen
- Integral garage
- Landscaped Garden
- South Westerly Garden

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