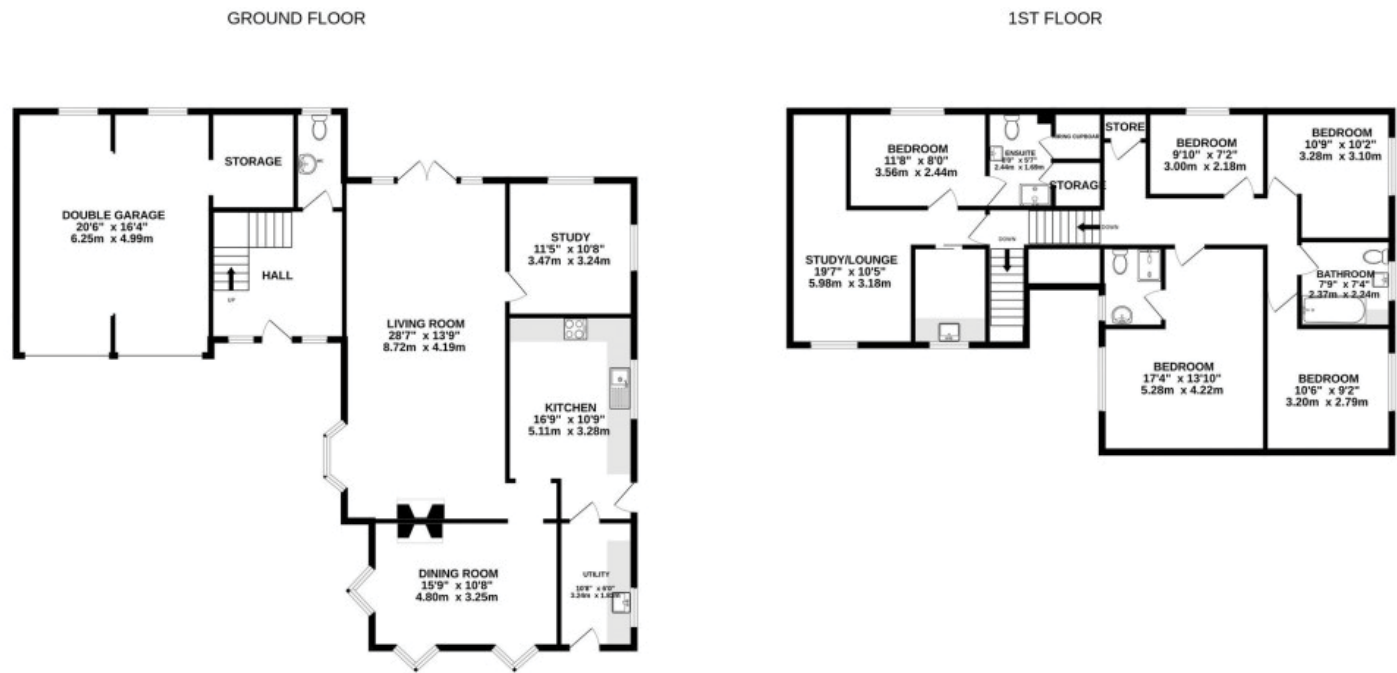


4 ASHLEY GARDENS
Windlehurst Road, High Lane
OFFERS IN REGION OF
£850,000



TOTAL FLOOR AREA: 2663 sq.ft. (247.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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NOTICE
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Marple Bridge
10, Town Street, MARPLE BRIDGE SK6 5DS
0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

A rare opportunity to acquire an exceptional
FIVE bedroom detached family home
situated within Ashley Gardens off
Windlehurst Road which has been in the
same ownership since new. Set within a
large plot, the property provides extensive
and flexible accommodation, attached
garage, ample driveway parking and mature
gardens.

- ORIGINAL OWNER FROM NEW (42 YEARS)
- SELF CONTAINED LIVING ACCOMMODATION ON THE FIRST FLOOR
- GOOD SIZED PRIVATE GARDENS TO ALL SIDES
- INTEGRAL DOUBLE GARAGE
- SPACIOUS LIVING ACCOMMODATION OVER 2700 SQ FT
- PRIVATE CUL-DE-SAC + LONG DRIVE FOR MULTIPLE VEHICLES
- LARGE DETACHED CHESHIRE BRICK HOME ON APPROX 0.4 ACRE PLOT

**OFFERS IN
REGION OF
£850,000**

4 ASHLEY GARDENS
Windlehurst Road, High Lane



Ashley Gardens is a private cul-de-sac of four detached houses, backing onto open farmland, and being located a short distance from Lyme Park, Middlewood Way and the Macclesfield Canal, perfect for walkers, cyclists and nature lovers! Set on an expansive plot, this outstanding residence offers privacy, space and distant views of Manchester, whilst boasting mature gardens and south facing borders, combining elegant living with everyday functionality. Inside, the home features an exceptional entrance hall with a vaulted ceiling, cloakroom and w/c, five generously proportioned bedrooms, two of which feature en suites.

A spacious living area includes a stunning open fireplace, an attractive and well appointed kitchen/diner and door leading off to a utility room, a separate dining room also including a vaulted ceiling and open fireplace, and an additional reception room suitable for office space/playroom. Upstairs, this property benefits greatly from a self contained living accommodation fitted with a kitchen/utility, cosy living space and bedroom with en-suite, ideal for a family member potentially looking for more space. The driveway will accommodate multiple vehicles and leads to the integral double garage. All garden areas have well established lawns and exceptional outdoor space rarely found in properties of this type.

This rare opportunity to acquire a truly special home that blends comfort, flexibility and scenic charm in one of the areas most desirable settings
LOCATION
High Lane caters for most day to day requirements whilst nearby Marple, Disley and Hazel Grove offer a wide range of shops, restaurants, educational and recreational facilities. For the commuter Marple, Disley and Hazel Grove stations offer services to Manchester city centre and the access points to the Northwest motorway network can be found at Stockport East and Bredbury junctions.
DIRECTIONS
Sat-Nav: SK6 8AB

TENURE
Freehold . (Subject to verification by solicitors).
SERVICES (NOT TESTED)
Services have not been tested and you are advised to make your own enquiries and/or inspections.
LOCAL AUTHORITY
Stockport MBC. Council tax band: G
VIEWING
Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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