



Northgate Knutsford Road, Cranage, CW4 8EQ

In Excess of £525,000

**GASCOIGNE
HALMAN**

THE AREA'S LEADING ESTATE AGENCY



Northgate Knutsford Road

Cranage

Stunning 3-Bed Semi-Detached Home, large Plot, immaculate Finish in a semi-Rural Setting with no onward chain

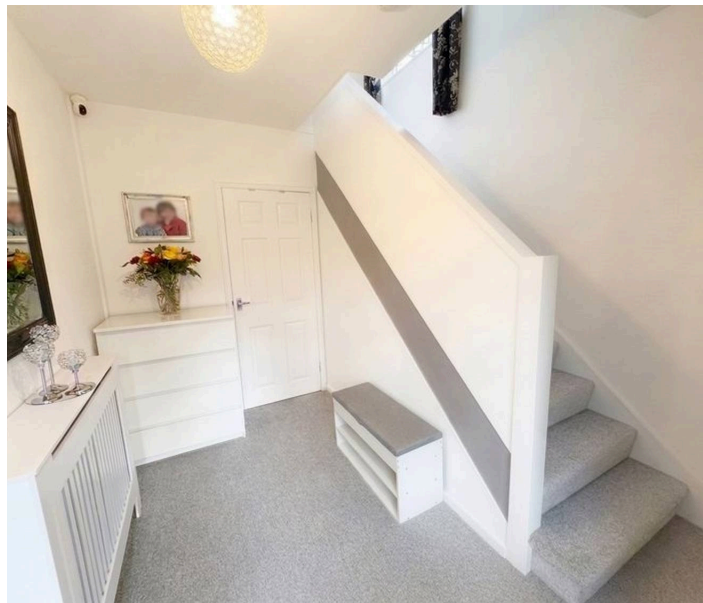
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- No onward chain
- Immaculately presented three-bedroom semi-detached home
- Generous plot in a sought-after semi-rural location
- Finished to a high specification throughout
- Stylish living room open to dining area and modern kitchen
- Separate utility area with ample storage and sink
- Contemporary ground floor wet room
- Stunning conservatory with garden access
- Three well-proportioned bedrooms with built-in storage
- Elegant white three-piece family bathroom
- Large private rear garden with multiple paved seating areas, additional side paved area with storage shed
- Garage and ample off-road parking



Northgate Knutsford Road

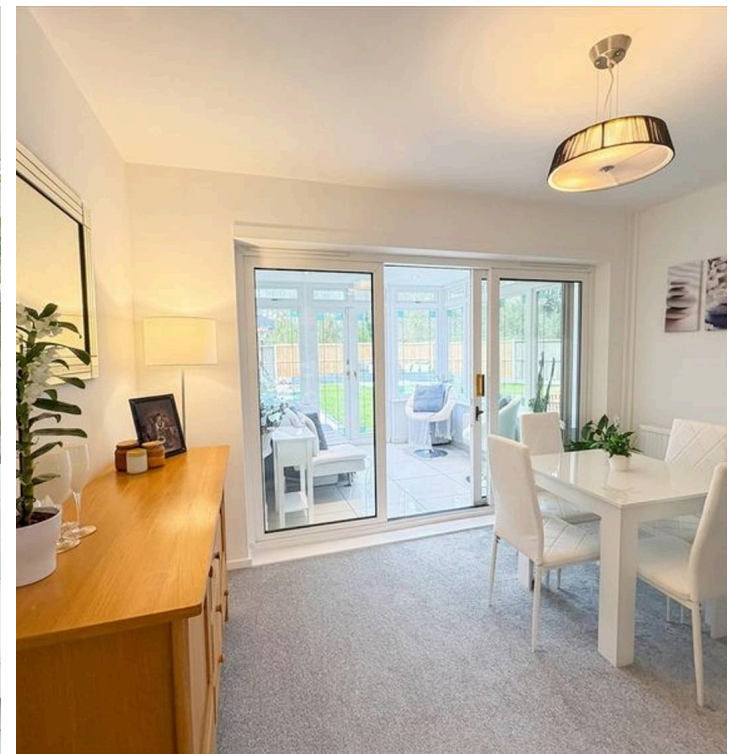
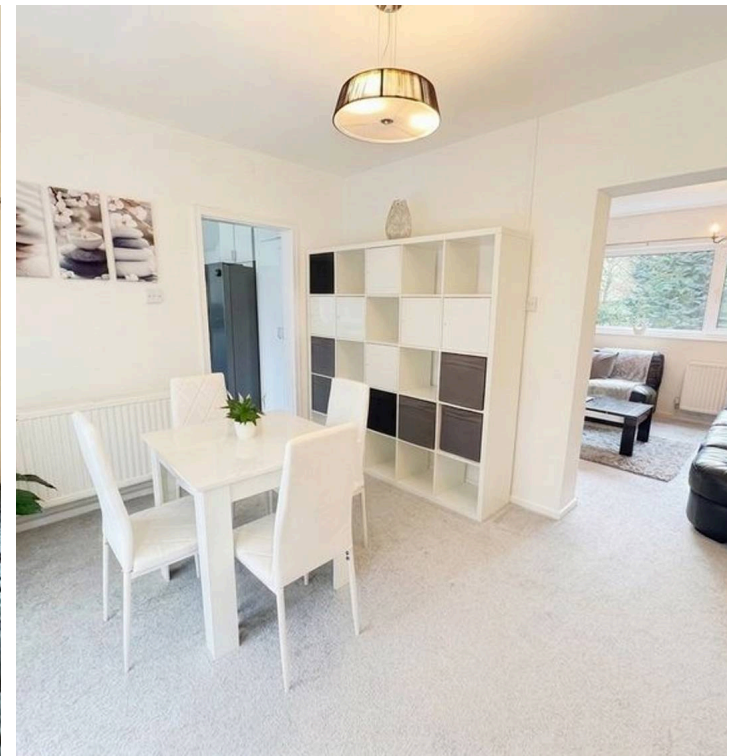
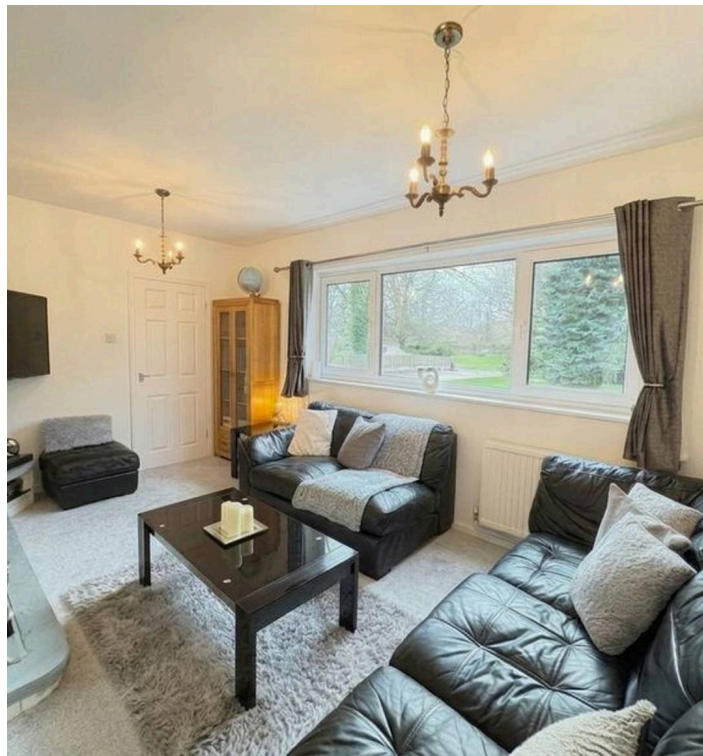
Cranage

Nestled down a private quiet lane, set back off Knutsford Road with very little passing traffic, in a desirable semi-rural location overlooking an open green area, this immaculately presented three-bedroom home offers an exceptional standard of living, combining stylish interiors with generous outdoor space, all within easy reach of local amenities.

The property's location is particularly desirable, with Cranage Hall just a stone's throw away, offering access to a range of leisure facilities. Families will also appreciate the nearby children's outdoor play area and gym. Adjacent to woodland walks and surrounding fields giving a peaceful semi-rural feel.

Finished to a high specification throughout, the property welcomes you with a spacious and elegant entrance hall, setting the tone for the light-filled and beautifully maintained accommodation beyond. The main living space is both sophisticated and versatile, featuring a bright living room with seamless opening into a dining area, perfectly suited for modern family living and entertaining.

The contemporary kitchen has been thoughtfully designed, complemented by a separate utility area offering excellent storage and practicality. A sleek ground floor wet room adds a touch of luxury and convenience.



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To the rear, a stunning conservatory provides an additional reception space, flooded with natural light and offering direct access to the impressive private garden creating an ideal indoor-outdoor lifestyle.

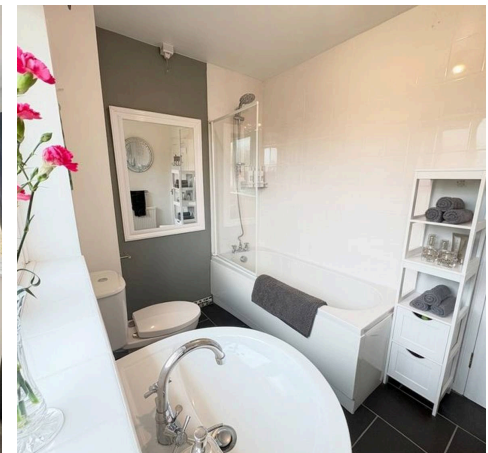
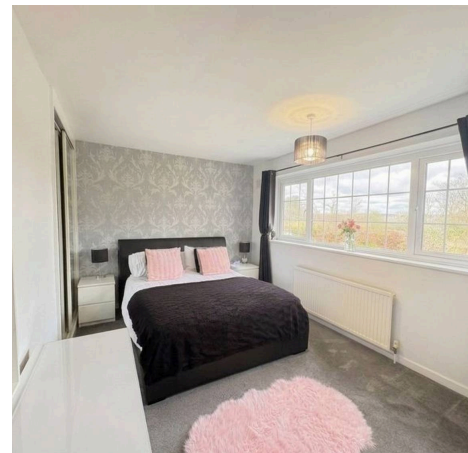
Upstairs, three well-proportioned bedrooms each benefit from built-in storage, while the accommodation is completed by a beautifully appointed, contemporary white three-piece bathroom finished to a high standard.

Externally, the property truly excels. The substantial rear garden is predominantly laid to lawn and enhanced by multiple paved seating areas, ideal for relaxing or entertaining. A further paved area to the side includes a useful storage shed.

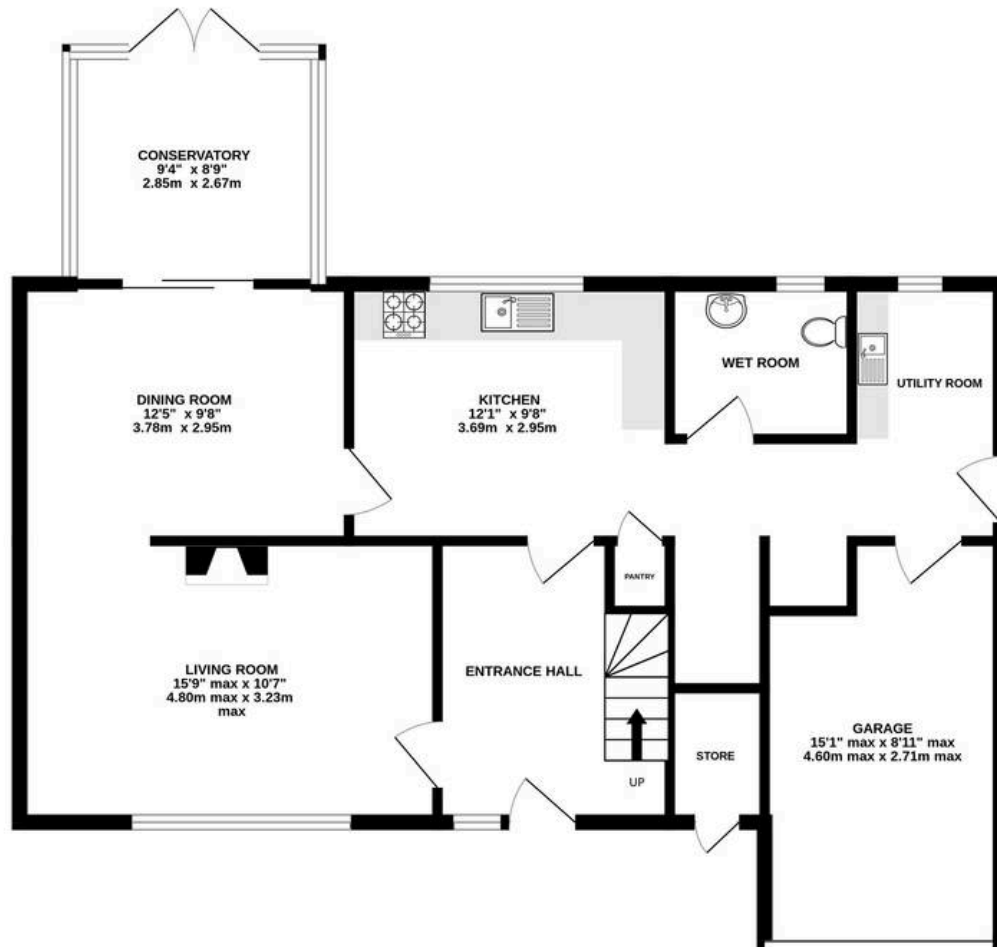
To the front, the property offers ample off-road parking in addition to a garage.

This outstanding home perfectly balances luxury, space, and location, making it an ideal choice for families or those seeking a refined lifestyle in a peaceful yet convenient setting.

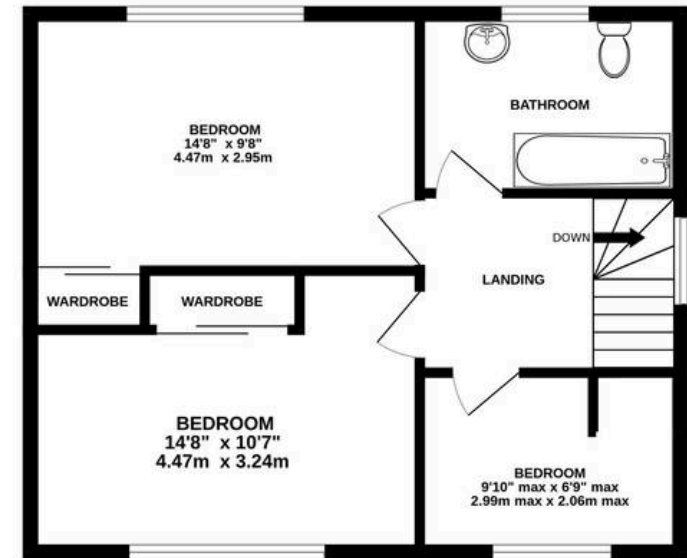
Early viewing is highly recommended.



GROUND FLOOR
868 sq.ft. (80.6 sq.m.) approx.



1ST FLOOR
497 sq.ft. (46.2 sq.m.) approx.



TOTAL FLOOR AREA : 1365 sq.ft. (126.8 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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