snapes SALES & LETTINGS AGENTS

FOR SALE



Bollin Mews

Prestbury, SK10 4DP

ASKING PRICE

£420,000

THREE BEDROOM TOWNHOUSE | THREE LEVELS | NO ONWARD CHAIN

3 Bedrooms
Principal bedroom with floor-to-ceiling glazing

Landscaped Garden
Views over the River Bollin

Garage & Drive
Integral garage and driveway parking

Prestbury
Sought after central village location

A stylish townhouse over three levels

Snapes are pleased to bring to the market this stylish three bedroom townhouse in the heart of Prestbury. Arranged over three levels and offered with no onward chain, the home has a spacious living and dining room with large picture windows, a modern fitted kitchen, a principal bedroom with floor-to-ceiling glazing and a leafy outlook, and a beautifully landscaped rear garden with views over the Bollin. A driveway and integral garage complete the picture.


LIVING ROOM


KITCHEN

THE ACCOMMODATION

The ground floor has an entrance hall, an integral garage and a bedroom with an en-suite and French doors opening to the rear. On the first floor, a landing with glazed double doors leads to the living and dining room, a generous space of around 18'4" x 15'11" with large picture windows, and to the modern kitchen (9'11" x 9'7") with extensive worktop and storage space.

The second floor has the impressive principal bedroom (16'0" x 12'4") with floor-to-ceiling glazing and a leafy outlook, a further well-proportioned bedroom (11'0" x 9'10") and a contemporary bathroom with a separate shower enclosure, corner bath and skylight.



LIVING AND DINING ROOM



PRINCIPAL BEDROOM



BEDROOM



BATHROOM



STAIRCASE



REAR TERRACE

EXTERNALLY

To the rear is a beautifully landscaped, terraced garden with decked seating areas, established planting and views over the Bollin, a lovely private space to enjoy through the seasons. To the front, a driveway provides off-road parking and leads to the integral garage.

LOCATION

Prestbury is one of Cheshire's most sought-after villages, with a charming centre of independent shops, cafés and restaurants and traditional pubs including Ye Olde Admiral Rodney. Prestbury CE Primary School is rated Good by Ofsted, and the village station is on the Stoke to Manchester line, with the A538 and Manchester Airport (under 10 miles) close by. Walkers and cyclists are well served by the Bollin Valley Way, and Prestbury Golf Club is also nearby.

KEY FEATURES

- Stylish three-bedroom townhouse over three levels
- No onward chain
- Spacious living and dining room with large picture windows
- Modern fitted kitchen with extensive worktop and storage
- Principal bedroom with floor-to-ceiling glazing and leafy outlook
- Contemporary bathroom with separate shower and corner bath
- Two further well-proportioned bedrooms
- Landscaped rear garden with views over the Bollin
- Driveway parking and integral garage
- Sought after central Prestbury location



THE RIVER BOLLIN



LANDSCAPED GARDEN

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FLOORPLAN

Bollin Mews, Prestbury, SK10 4DP



Ground Floor
Approximate Area: 463 ft² ... 43.0 m²

First Floor
Approximate Area: 453 ft² ... 42.1 m²

Second Floor
Approximate Area: 458 ft² ... 42.5 m²

Approximate Total Area: 1374 ft² ... 127.6 m²

All measurements are approximate.
The floorplan may not include chimney breasts or support nibs and/or very small recess areas.
If a total floor area is quoted, this will include ALL areas shown on the plan, inc garages.
The area is calculated by the software and is approximate.

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PROPERTY INFORMATION

TENURE
Leasehold

COUNCIL TAX
Band E

FLOOR AREA
1,374 sq ft

BOOK A VIEWING

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