



RESIDENTIAL SALES & LETTING AGENTS

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# Hollythorn Avenue, Cheadle Hulme, SK8 7EX

Offers Over £525,000

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Set in a highly sought after part of Cheadle Hulme, this is a well maintained extended three-bedroom detached home offering what young families value most: strong local schooling, excellent transport links, and a sunny south facing garden with genuine potential to extend.

The property includes an entrance hall, complete with downstairs WC, which sets the tone for practical family living. There are two separate reception rooms, offering flexibility for modern life. To the rear sits a generous kitchen/breakfast room overlooking the garden. It provides space for everyday family routines and subject to the usual consents, exciting potential to reconfigure into a contemporary open plan kitchen/dining space.

Upstairs are three well proportioned bedrooms and a large family bathroom. The home has clearly been cared for over the years but is now ready for a new owner to modernise and personalise, adding value over time.

Outside is where this home really stands out. The large private south-facing lawned garden enjoys excellent afternoon and evening sun – perfect for children, summer entertaining and future extension possibilities. There is also a side driveway and attached carport providing off road parking and further scope.

Located close to some of the best schools in Greater Manchester, Cheadle Hulme village amenities and convenient rail and motorway connections, this is a home that works today and offers flexibility for the future.





- Three bedroom detached home in Cheadle Hulme
- Ideal for young families
- Close to highly regarded local schools
- Large private south-facing rear garden
- Excellent potential to extend (STPP)
- Two flexible reception rooms
- Spacious kitchen/breakfast room
- Downstairs WC
- Side driveway and attached carport
- Well maintained, ready to modernise and add value



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