



RESIDENTIAL SALES & LETTING AGENTS

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Foxland Road, Gatley, SK8 4QB

Offers Over £600,000

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Stylishly presented throughout and offering almost 1,600 square feet of exceptionally versatile accommodation, this impressive detached family home occupies a generous plot in one of Gatley's most sought after residential locations, just a short stroll from the village centre, train station, highly regarded schools and with excellent access to Manchester Airport and the national motorway network.

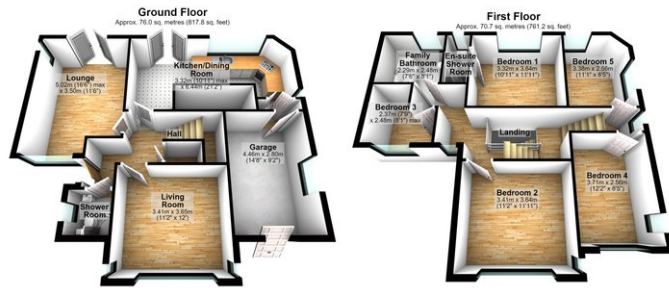
Designed with modern family living in mind, the accommodation briefly comprises of an entrance hall, rear living room, separate family/sitting room offering excellent flexibility as a children's playroom, dining room second lounge, together with a contemporary fitted kitchen/breakfast room providing an ideal space for both everyday family life and entertaining. A modern ground floor shower room adds further practicality for busy households and visiting guests.

To the first floor are five well proportioned bedrooms, including a principal bedroom complete with an en-suite shower room, together with a well appointed family bathroom finished to an excellent specification.

Outside, the property continues to impress, occupying a generous mature plot with attractive gardens to the front, side and rear. The enclosed rear garden is mainly laid to lawn and bordered by an abundance of mature trees, shrubs and established planting, creating a high degree of privacy together with plenty of space for children to play, family gatherings and outdoor entertaining. To the front, a driveway provides ample off-road parking and leads to the integral garage, which offers excellent storage or exciting potential for conversion into additional living accommodation should a future purchaser require even more space (subject to the necessary consents). Likewise, the generous plot presents further opportunities to extend if desired, making this a home that can continue to evolve as your family's needs change.

Offering immediate move in quality, generous living space and genuine scope for future development, this is a rare opportunity to secure a beautifully presented family home that offers not only everything you need today, but the flexibility to grow with you tomorrow.





Total area: approx. 146.7 sq. metres (1579.0 sq. feet)

- Stylish detached family home extending to almost 1,600 sq ft
- Five well proportioned bedrooms
- Two versatile reception rooms ideal for family living
- Main bedroom with en-suite shower room
- Two further bathrooms
- Contemporary fitted kitchen/breakfast room
- Generous mature gardens to the front, side and rear
- Driveway parking plus integral garage
- Excellent potential to convert the garage or extend further (STPP)
- Walking distance to Gatley Village, train station and excellent commuter links



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