



# Brookfield Road, Cheadle, SK8 1EX

Offers Over £385,000

4 1 2



Occupying a popular residential location within easy reach of Cheadle Village, highly regarded schools and excellent motorway links for commuters, this extended semi-detached home offers over 1,600 sq ft of flexible accommodation designed to adapt as your family's needs change.

At the heart of the home is a superb open plan living, dining and family space, creating a sociable environment that's perfect for everyday family life as well as entertaining. The adjoining fitted kitchen is well positioned to serve the main living areas, while a convenient ground floor WC adds further practicality.

Upstairs, the versatility continues with four well proportioned bedrooms. The principal bedroom benefits from an additional adjoining room which could equally serve as a home office, nursery, or could be incorporated into a generous en-suite shower room. The modern family shower room completes the first-floor accommodation.

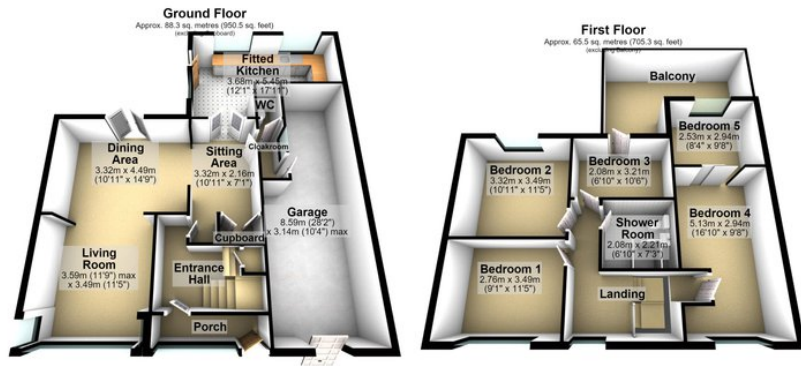
Outside, the property continues to impress. A generous, private rear garden provides plenty of space for children to play, complemented by a covered seating area that's ideal for outdoor dining and entertaining. Mature borders create a pleasant, established setting throughout the seasons.

One of the home's more distinctive features is the private roof terrace—a lovely place to enjoy a morning coffee or relax on a summer evening.

To the front, there is off road parking together with an attached garage which not only provides excellent storage but also offers exciting future conversion potential, subject to the necessary consents.

With gas central heating, double glazing, flexible accommodation and an excellent location close to Cheadle Village, this is a home that offers immediate space together with future potential for growing families.





Total area: approx. 153.8 sq. metres (1655.8 sq. feet)

- Extended semi-detached family home
- Over 1,600 sq ft of versatile accommodation
- Flexible 4/5 bedroom layout
- Superb open-plan living, dining & family room
- Principal bedroom with adjoining office or potential en-suite
- Modern family shower room & ground floor WC
- Attached garage with conversion potential (STPP)
- Private lawned rear garden with covered seating area
- Unique roof terrace perfect for summer evenings
- Close to Cheadle Village, popular schools & motorway links



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