



RESIDENTIAL SALES & LETTING AGENTS

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15 Clifton Avenue, Heald Green, SK8 3UG

Offers Over £475,000

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This beautifully presented detached home is nestled in the corner of a quiet cul de sac in the popular village Heald Green. This property is ideal for families, especially those with young children, seeking both comfort and convenience.

Boasting a generous plot, the residence features expansive gardens, two driveways with ample parking space for multiple vehicles, and a detached garage, with the added potential for extension should you desire more space.

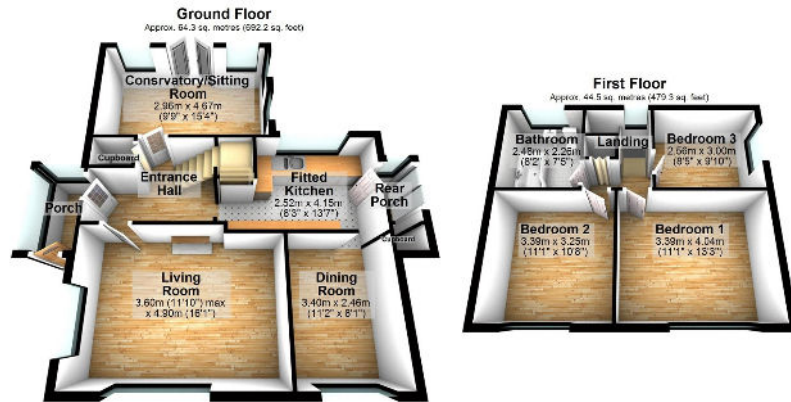
Conveniently located just minutes away from Heald Green village, residents enjoy easy access to an array of amenities including shops, schools, the train station, Manchester Airport, motorway links, and a tram station. It's an ideal hub for both busy families and commuters alike.

Stepping inside, you're greeted by a porch and hall. The property features two reception rooms perfect for family gatherings, along with a large conservatory/sitting room providing a serene space for relaxation. The contemporary fitted kitchen offers functionality and style. Upstairs, there are three double bedrooms, Completing the upper level is a well-appointed bathroom/WC combined.

Additional features include double and triple glazing throughout, ensuring energy efficiency, along with gas central heating for comfort during colder months.

Don't miss the opportunity to make this inviting property your family's new home in Heald Green. Schedule your viewing today and envision the possibilities this outstanding property offers.

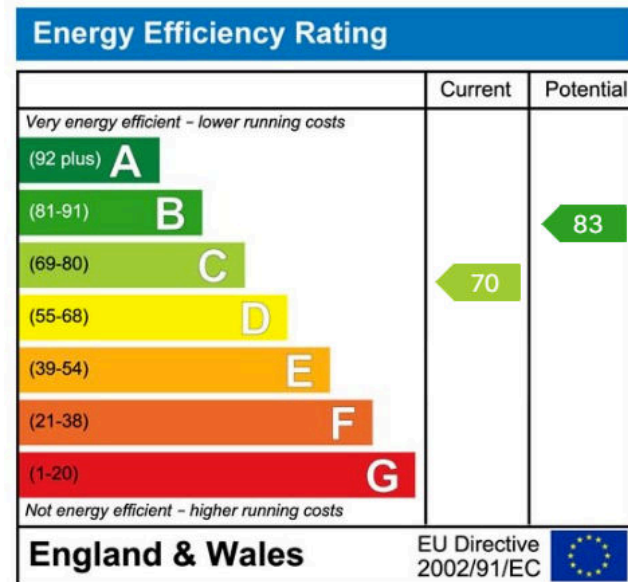




Total area: approx. 108.8 sq. metres (1171.5 sq. feet)



- Beautifully presented and extended detached house
- Large plot with good size private gardens
- Extensive parking with two drives and a detached garage
- Quiet cul de sac ideally for families with children
- Close to train station, airport, motorway and tram station
- Three double bedrooms
- Two reception rooms
- Stylish fitted kitchen and luxury bathroom
- Large Conservatory/sitting room
- Gas central heating and double/triple glazing



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