



19 Cringle Drive

Cheadle, Stockport, SK8 1JH

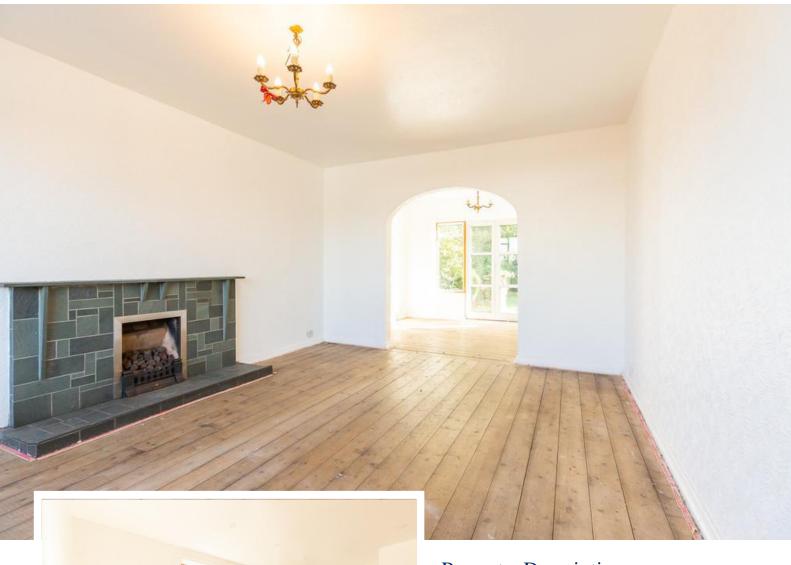
- NEEDS UPDATING
- GENEROUS PLOT
- 4 BEDROOMS
- LOFT ROOM

**Guide Price £385,000** 

EPC Rating 'TBC'







# Property Description

# THE ACCOMMODATION COMPRISES

# GROUND FLOOR

# **HALL**

16' 6" x 6' 7" (5.03m x 2.01m) Under stairs storage. BT point. Hard wood front door with glazed side panel. Double panel radiator.

## LOUNGE

15'  $3'' \times 12' 1'' (4.65 \text{m} \times 3.68 \text{m})$  Lake District slate fire place with living flame gas fire. TV aerial point. Double panel radiator. Double glazed window. Archway to dining room.

# DINING ROOM

12' 1" x 9' 0" ( $3.68 \, \text{m} \times 2.74 \, \text{m}$ ) Double panel radiator. Double glazed window and patio doors.

# KITCHEN

15' 7" x 10' 0" (4.75m x 3.05m) Measurement reduces to  $6\!\!^{\circ}\!\!1$ 











A range of base and drawer units with contrasting worktops. Stainless steel sink unit with drainer. Recently installed Ideal gas combi boiler. Side entrance door.

## SIDE PORCH

4' 0" x 4' 0" (1.22m x 1.22m) Sliding door to outside. Tiled floor. Door to garage.

#### FIRST FLOOR

#### LANDING

Storage cupboard. Loft hatch with drop down ladders to loft room.

#### **BATHROOM**

7' 3" x 5' 6" (2.21m x 1.68m) Panelled bath with Mira sprint electric shower above. Pedestal wash hand basin. Heated towel radiator. Double glazed window with opaque glass.

## WC

5' 10'' x 2' 11'' (1.78m x 0.89m) W.C. Double glazed window with opaque glass.

#### **BEDROOM**

13' 2" x 12' 2" (4.01m x 3.71m) Built in cupboards. Double panel radiator. Double glazed window.

## **BEDROOM**

 $15'\ 5''\ x\ 10'\ 10''\ (4.7m\ x\ 3.3m)$  Built in cupboards. Double panel radiator. Double glazed window.

## **BEDROOM**

11' 4" x 8' 2" (3.45m x 2.49m) Double panel radiator. Double glazed window.

## **BEDROOM**

10' 2" x 8' 10" (3.1m x 2.69m) 2 x built in cupboards. Double panel radiator. Double glazed window.

## SECOND FLOOR

#### LOFT ROOM

20' 3" x 10' 0" (6.17m x 3.05m) Measurement reduces to  $7^{\prime}2$ 

Converted with building regulations. Fluorescent light. Large double glazed Dorma window.

#### LOFT ROOM

Walk in storage area.

#### **EXTERNAL**

## **FRONT**

Paved forecourt providing off road parking. Border with









variety of plants and shrubs.

# SIDE

Concrete path to both sides of the property with secure fencing / gate.

## REAR

Good size south facing rear garden with paved patio and lawn. Plant borders with a variety of plants, shrubs and trees.

## INTEGRAL GARAGE

17' 0" x 8' 6"  $(5.18 \, \text{m} \, \text{x} \, 2.59 \, \text{m})$  Double doors. Light and power. Double glazed window with opaque glass. Consumer unit. Gas and electric meters.







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