





5, Thetford Close, Macclesfield, Cheshire SK10 2TP

This beautifully presented three-bedroom detached home is situated on the highly sought-after Links development, offering an excellent setting in the popular Tytherington area.

Lovingly maintained and tastefully updated by the current owners, the property provides well-planned and versatile accommodation throughout.

The ground floor comprises an entrance hall, a spacious lounge, and a modern dining kitchen that flows seamlessly into the conservatory. A separate utility room and a convenient downstairs W.C. complete the ground floor. To the first floor are three well-proportioned bedrooms and a stylish family bathroom. The property further benefits from gas central heating and uPVC double glazing throughout.

Externally, the home is set behind a block-paved double driveway providing ample off-road parking and leading to a half garage, currently used for useful storage. A neatly maintained front garden enhances the property's kerb appeal. To the rear is a fully enclosed, private garden with fenced and mature hedged borders thoughtfully designed as a low-maintenance outdoor space, perfect for relaxing and entertaining.

The property enjoys a superb location in Tytherington, within easy reach of a wide range of local amenities, highly regarded schools, excellent transport links, and the renowned Tytherington Club, making it an ideal choice for families and professionals alike.

Macclesfield is a thriving business centre and market town with excellent local amenities and a choice of modern leisure and sports facilities. The town is situated on the Cheshire Plain, at the edge of the Peak District National Park with its picturesque beauty and extensive walks.

Residents of Macclesfield have access to good transport links including national motorways, major roads and train networks, including the West Coast Line direct to London. Manchester International Airport is only thirteen miles away by road. Greater Manchester is within comfortable daily travelling distance and there are regular bus services to neighbouring towns.

Proceed out of Macclesfield along Manchester Road and shortly after passing the High School turn left into Dorchester Way. Take the second right turn into Melford Drive and then take the first left into Thetford Close.

Viewing: By appointment with Holden and Prescott 01625 422244

Ground Floor

Porch

Courtesy light. uPVC double glazed leaded style double front door.

Entrance Hall

Composite inner front door with glazing inset. Laminate flooring. uPVC double glazed leaded style window. Double panelled radiator.

Lounge

13'8 x 12'11

Multi-fuel stove set within a recessed fireplace with timber mantel. Ceiling cornice. T.V. aerial point. Laminate flooring. uPVC double glazed leaded style windows to the bay. Double panelled radiator. Single panelled radiator. Glazed double doors to the Dining Kitchen.

Dining Kitchen

23'4 x 8'00

Belfast sink with mixer tap and base unit below. An additional range of matching base and eye level units with contrasting wood block work surfaces and tiled splashbacks extending to a peninsular breakfast bar. Integrated Bosch double oven. Integrated five ring Neff hob. Integrated Hotpoint dishwasher. Integrated fridge/freezer. Understairs storage cupboard with courtesy light. Recessed spotlighting. Pendant lighting over breakfast bar. Extractor fan. Laminate flooring. Two uPVC double glazed windows. Double panelled radiator. Open way through to the Conservatory.

Conservatory

10'8 x 7'10

Recessed spotlighting. Laminate flooring. uPVC double glazed windows. uPVC double doors opening onto the rear garden. Double panelled radiator.

Utility

8'8 x 8'1

Single drainer stainless steel sink with mixer tap and base unit below. An additional range of base and eye level units with contrasting wood block work surfaces and tiled splashbacks. Plumbing for washing machine. Wall-mounted Worcester Bosch combination condensing boiler. Internal door to the garage. Composite door with glazing inset opening at the side elevation.

W.C.

Low suite W.C. Wall-mounted washbasin with mixer tap and tiled splashback. Laminate flooring. uPVC double glazed window. Double panelled radiator.

Store

8'9 x 8'5

Up and over door. Power and light. Cold water tap.

First Floor

Landing

Loft access.

Bedroom One

12'10 x 8'1 to the wardrobes

Floor to ceiling mirror-fronted wardrobes. uPVC double glazed window. Single panelled radiator.

Bedroom Two

10'6 x 8'5

uPVC double glazed window. Single panelled radiator.

Bedroom Three

8'6 x 7'2

uPVC double glazed window. Single panelled radiator.

Shower Room

The contemporary white suite comprises a cubicle with rainfall shower and additional shower attachment over and a combined washbasin with mixer tap and W.C. vanity unit with storage. Airing cupboard with shelving. Wall-mounted mirror-fronted bathroom cabinet. Recessed spotlighting. Extractor fan. Laminate flooring. uPVC double glazed window. Chrome heated towel rail.

Outside

Gardens

To the front of the property there is a block paved driveway providing ample off-road parking and adjacent to which is neat lawned garden. The fully enclosed rear garden has been thoughtfully landscaped to provide a low-maintenance outdoor space, featuring a combination of block paving and gravelled areas, complemented by attractive planted borders.

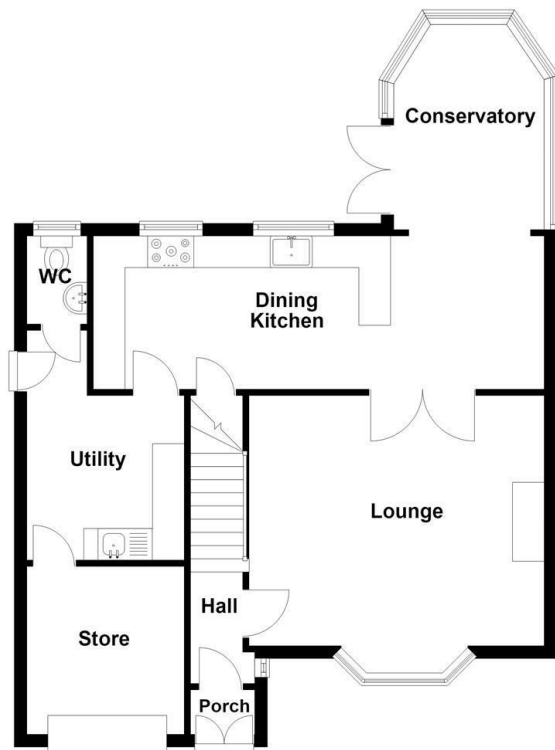
Tenure

Freehold.

£385,000

HOLDEN & PRESCOTT

Ground Floor



First Floor

