HOLDEN & PRESCOTT
INDEPENDENT ESTATE AGENTS

High Birch Cottage Gawsworth Road, Macclesfield, SK11 8UG





High Birch Cottage, Gawsworth Road, Macclesfield, Cheshire SK11 8UG

A charming three-bedroom detached cottage situated on the rural outskirts of Macclesfield, enjoying stunning far-reaching countryside views. Full of character, the property offers versatile accommodation including a lounge, kitchen, study, conservatory, utility room and ground floor shower room. The first floor provides three bedrooms, an en-suite to the principal bedroom and a family bathroom. Externally, there are gardens to the front and rear, a gravel driveway providing ample off-road parking and a detached garage.

Newly fitted kitchen – installation underway and to be completed prior to occupation.

Additional Information:
Rent: £1600.00 per calender month
Deposit: £1846.00
Holding Deposit: £100.00 - this will be offset against the first month's rent once referencing has been passed.
Council Tax Band: F
EPC Rating: D
Available: 18th January 2027
Maximum number of tenants: 4

Holding Deposit must be paid within 24 hours of an offer being accepted to secure the property.

SK11 8UG, Gawsworth Road.

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Viewing: By appointment with Holden and Prescott 01625 422244

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Ground Floor

Porch

Lounge
14'6 x 11'2

Kitchen
12'6 x 10'4

Study
8'2 x 6'4

Shower Room

Utility
6'11 x 6'9 max

Inner Hallway

Conservatory
14'1 x 12'00

First Floor

Landing

Bedroom One
11'4 x 11'00 max

En-suite Shower Room

Bedroom Two
14'8 x 10'3

Bedroom Three
10'4 x 6'7

Bathroom

Outside

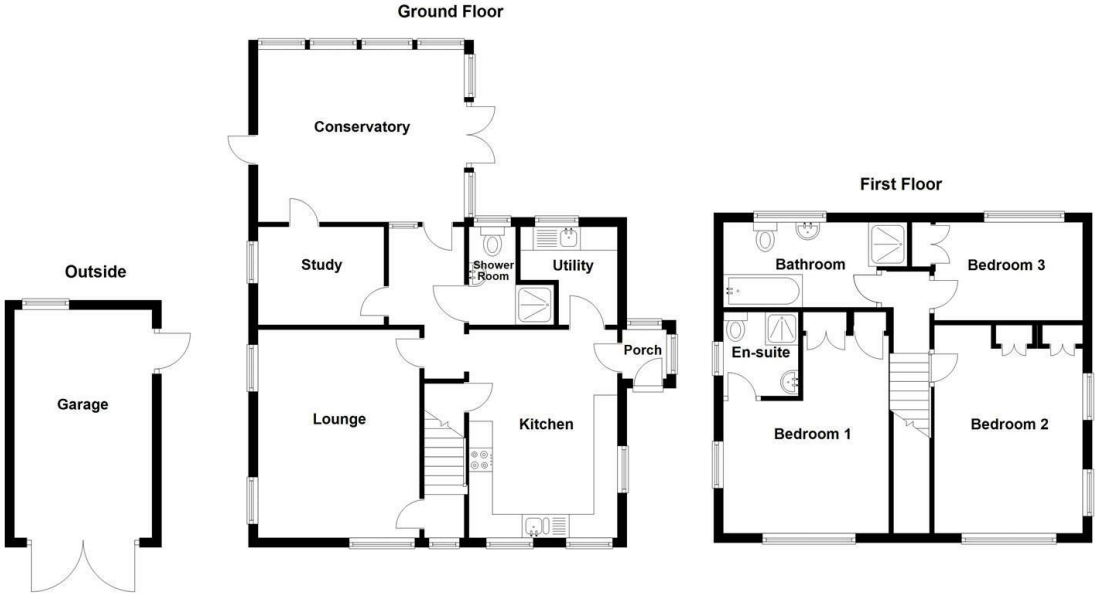
Gardens

Garage
15'11 x 9'7

£1,600 Per Month

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