



52 Sussex Avenue, Gawsworth  
Macclesfield

£499,950

**GASCOIGNE  
HALMAN**

THE AREA'S LEADING ESTATE AGENCY



# 52 Sussex Avenue

Gawsworth, Macclesfield

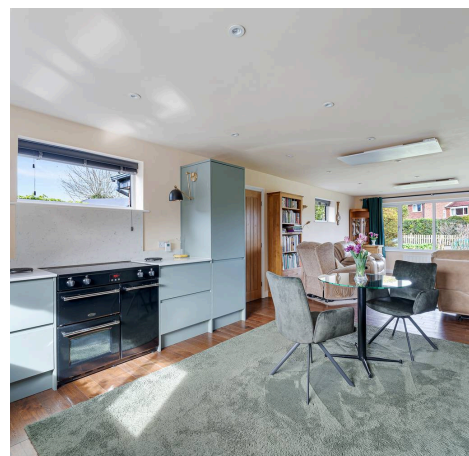
Standing in fabulous large mature gardens this vastly extended detached bungalow is spacious and beautifully presented throughout and enjoying a cul de sac location, loads of parking and a large garage. Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- A Substantial Detached Bungalow.
- Beautifully Refurbished And Extended By The Current Owners To A High Standard.
- Fabulous Mature Gardens With Views Over An Open Field.
- High Quality Oak Framed Garage, Good Amounts Of Parking.
- Large Open Plan Family Room And Dining Kitchen
- Very Sought After Cul-De-Sac In Gawsworth.



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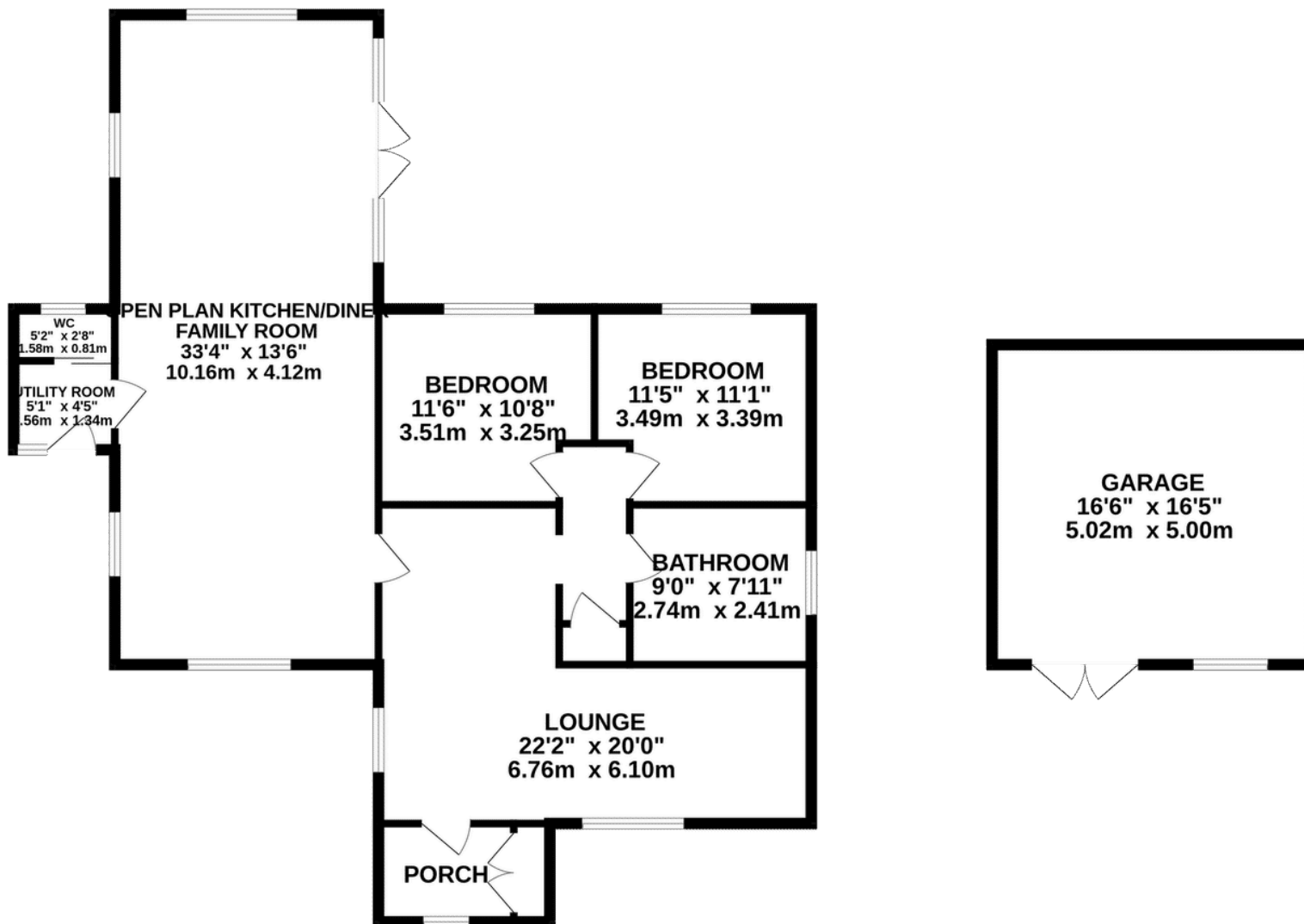
A vastly extended, beautifully refurbished substantial detached bungalow standing in large mature private gardens in a fabulous cul-de-sac location.

This bungalow needs to be viewed to fully appreciate the size of both the accommodation and garden which also comes with an oak framed garage, good amounts of parking and views over an open field.

The accommodation in brief comprises of a spacious entrance porch, double doors opening through into a cloaks cupboard, a sizable main lounge with windows to the front and side, attractive wall mounted living flame fire, one of the main features of this bungalow is this fabulous sized open plan dining/kitchen and family room, which really is the hub of the bungalow and where you would spend most of your time. The kitchen area is beautifully fitted in a quality range of units with Quartz work surfaces, large corner pantry, oak coloured units, further Quartz surfaces, integrated appliances, ample room for a kitchen table, large seating area taking full view of the garden, oak flooring throughout. ( At time of marketing the kitchen is approximately 6 months old). This room is extremely well lit with four windows and patio doors with full length windows onto the decking and garden. Off the kitchen is a rear porch/utility room, stable door and a cloakroom WC again beautifully fitted, there is another hallway with a great sized storage cupboard, there are two good sized double bedrooms, both of which taking full view of the garden, stunning shower room with large walk in shower, wash basin and WC.



GROUND FLOOR  
1496 sq.ft. (139.0 sq.m.) approx.



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