



Flat 11, Outwood House Griffin Farm Drive, Heald Green

Cheadle

Offers Over £225,000

**GASCOIGNE
HALMAN**

THE AREA'S LEADING ESTATE AGENCY



Flat 11

Outwood House Griffin Farm Drive, Cheadle

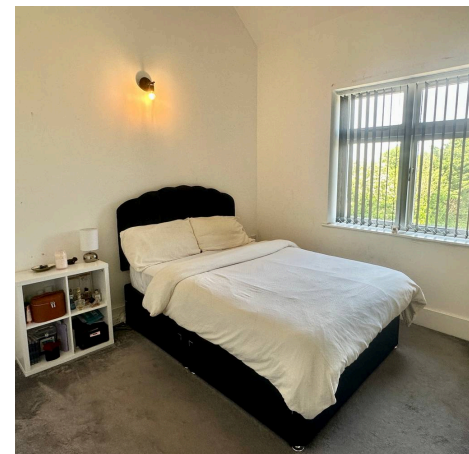
Stylish first floor apartment with two double bedrooms, balcony, en-suite, large living space, allocated parking, and excellent transport links in sought after Griffin Farm, Heald Green. Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- An Attractive And Stylishly Appointed First Floor Apartment
- Balcony views
- Occupying An Exclusive Setting In The Popular 'Griffin Farm' Close to Heald Green & Amenities
- Enjoying Two Well Proportioned Double Bedrooms
- Modern Bathroom & En-Suite Shower Rooms
- Residents car parking

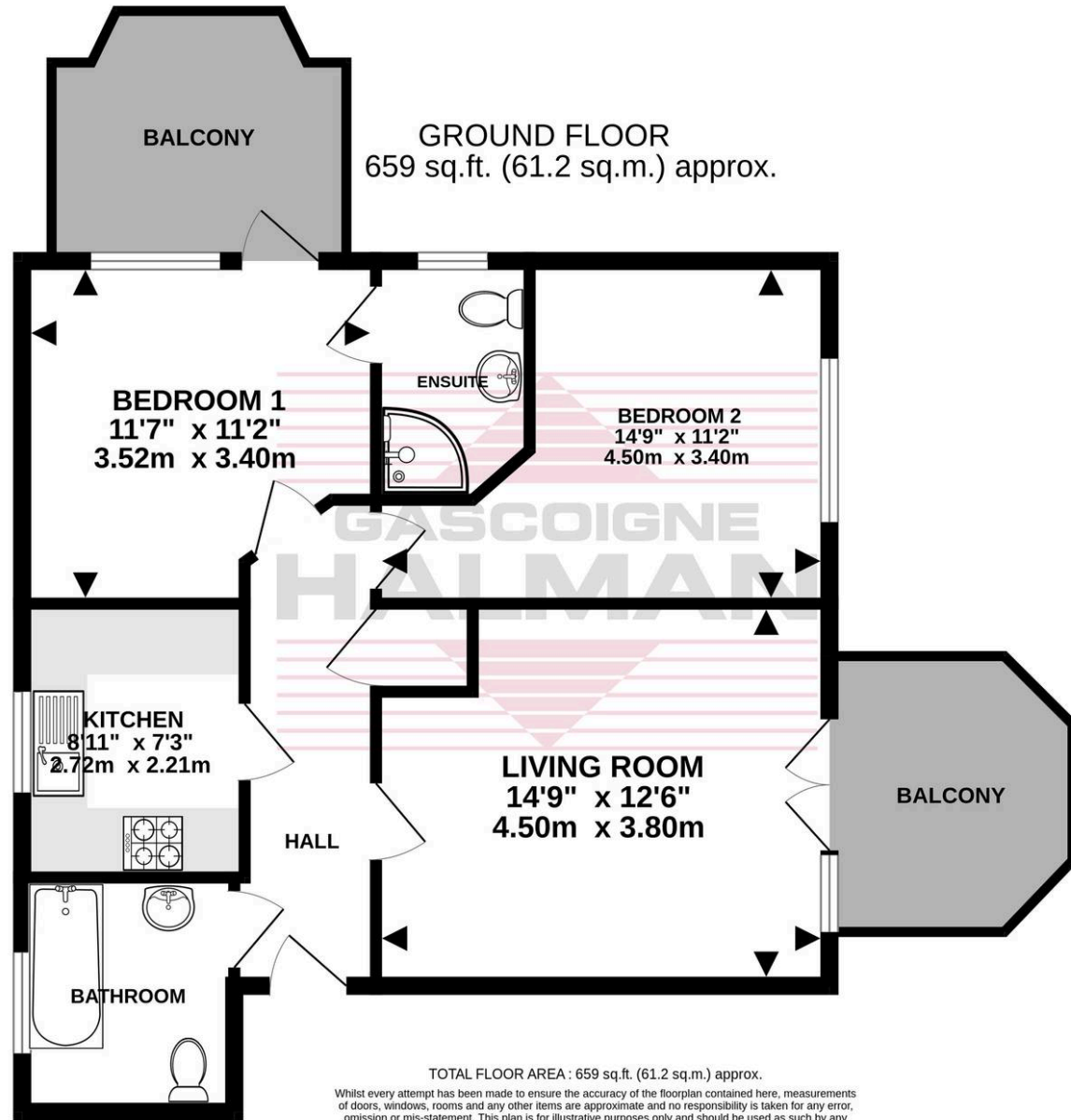


Flat 11

Outwood House Griffin Farm Drive, Cheadle

This attractive and stylishly appointed first floor apartment presents a superb opportunity to acquire a contemporary home in the highly desirable Griffin Farm development, ideally situated close to the heart of Heald Green and its excellent local amenities. The property offers a spacious and thoughtfully designed interior, featuring a welcoming entrance hall with useful storage, leading into a bright and airy living and dining room that seamlessly connects to a modern fitted kitchen, complete with integrated appliances and sleek cabinetry. Large windows and balcony doors flood the living space with natural light. The apartment boasts two well proportioned double bedrooms, each designed to maximise comfort and flexibility, making them ideal for both owners and guests. The principal bedroom benefits from a balcony of its own, en-suite shower room, fitted with contemporary fixtures and stylish tiling, while the main bathroom is similarly well appointed, featuring a modern suite and tasteful finishes to create a relaxing environment. Residents of this exclusive development also enjoy the convenience of allocated car parking, ensuring ease of access at all times. Griffin Farm is renowned for its attractive setting and well maintained communal areas, and the location is particularly popular with professionals and downsizers alike, due to its proximity to Heald Green village, a variety of shops, cafes, and restaurants, as well as excellent transport links including rail and motorway connections. Whether you are looking for a comfortable base with easy access to the city, or a smart investment opportunity in a thriving community, this first floor apartment is sure to impress on both counts. Early viewing is





TOTAL FLOOR AREA : 659 sq.ft. (61.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2026



THE AREA'S LEADING ESTATE AGENCY