



Yew Tree Park Road, Cheadle Hulme, SK8 7QD

£415,000

Modern three bedroom semi on a corner plot, near top schools and amenities. Features double driveway, bright living spaces, potential to extend, and a large privately enclosed west facing garden. An ideal family home for any buyers.

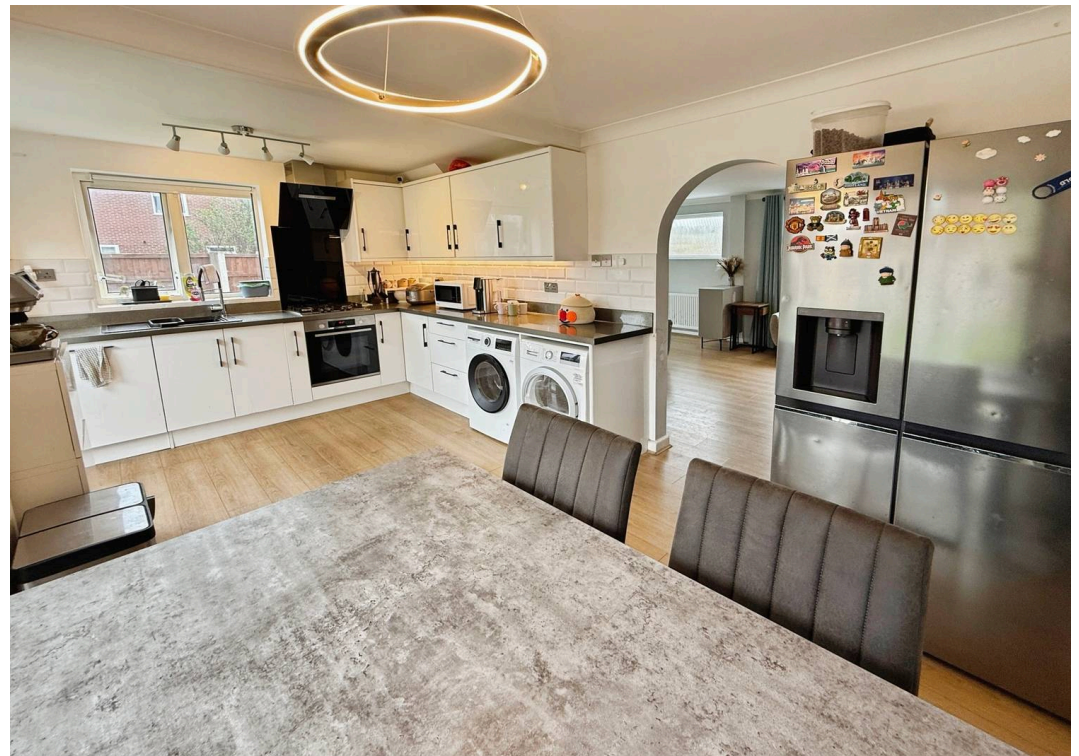
Council Tax Band: C

Tenure: Freehold

EPC Rating: C

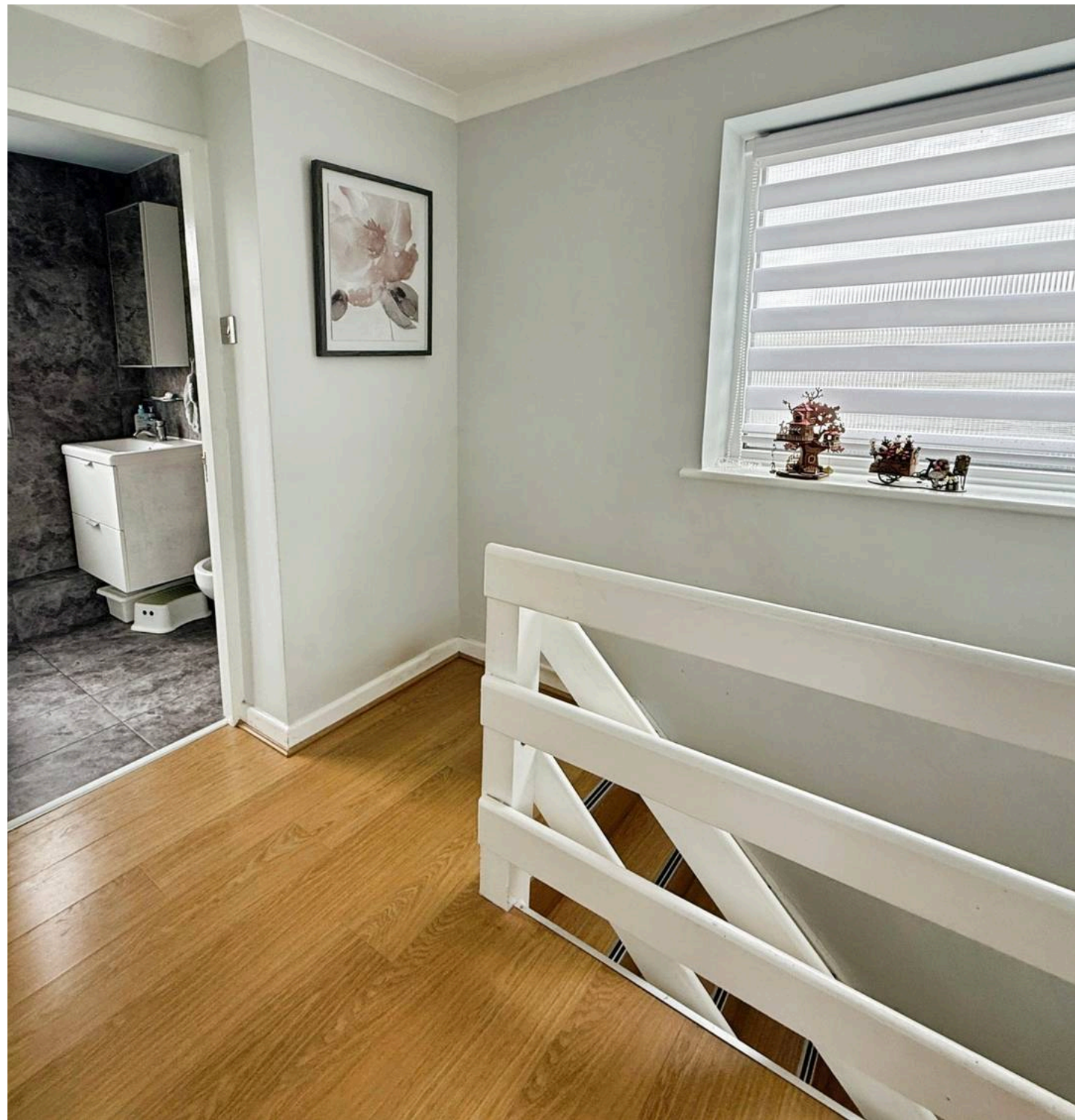
- Spacious Corner Plot With West Facing Rear Garden
- Potential To Extend (STPP)
- Within Walking Distance of Hursthead Infant & Junior School & Thorn Grove Primary School
- Close To Amenities on Fountains Road With Bramhall Village & Stanley Green/Handforth Dean Also Easily Accessible
- Three Bedroom Semi Detached Family Home With Modern Block Paved Double Driveway
- Close to Cheadle Hulme High School



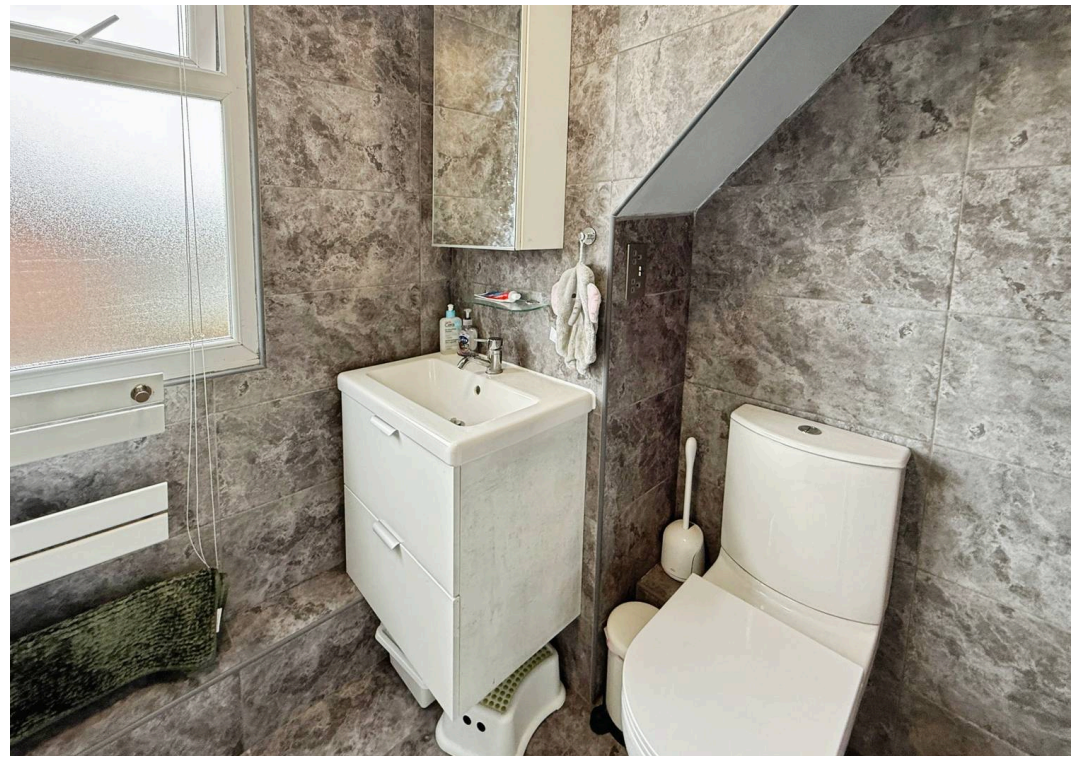




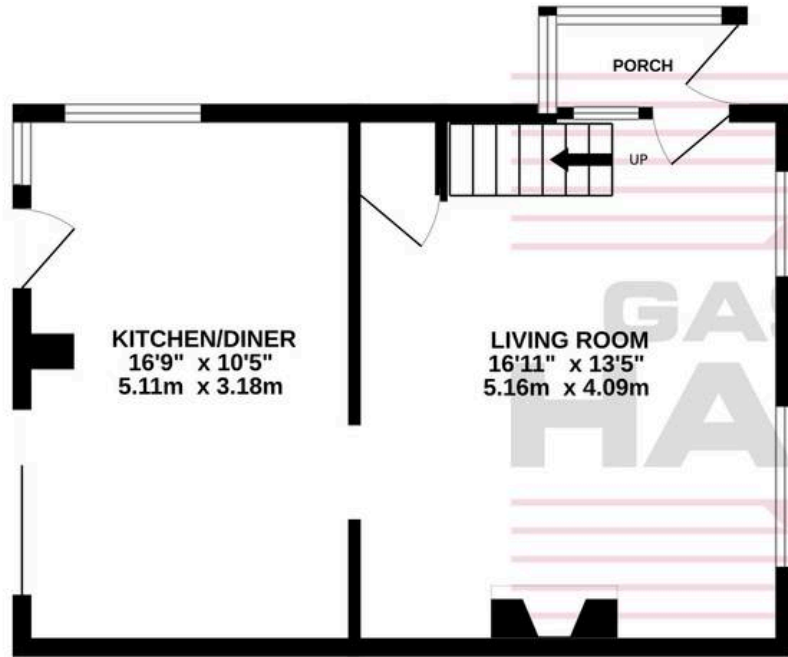
This beautifully presented three bedroom semi detached family home is ideally situated on a spacious corner plot, offering a modern lifestyle in a highly sought after location. The property features a contemporary block paved double driveway providing ample off road parking, and is positioned within comfortable walking distance of Hursthead Infant and Junior School as well as Thorn Grove Primary School, making it a perfect choice for families. Cheadle Hulme High School is also close by, ensuring excellent schooling options for all ages. Inside, the accommodation is thoughtfully arranged to maximise space and comfort, with a welcoming entrance hall leading to a bright and airy living room, ideal for relaxing or entertaining guests. The well appointed kitchen is fitted with a range of modern units and integrated appliances, complemented by a spacious dining area that is perfect for family meals or hosting friends. Upstairs, there are three generously sized bedrooms, each offering ample storage and flexibility for a growing family, along with a stylish family bathroom featuring contemporary fittings and fixtures. The property benefits from a west facing aspect at the rear, flooding the living spaces with natural light throughout the day. There is significant potential to extend the property (subject to planning permission), allowing buyers to create additional living space to suit their needs. The location is particularly convenient, with a variety of local amenities available on Fountains Road, while the vibrant centres of Bramhall Village and Stanley Green/Handforth Dean are also easily accessible, offering a wide range of shops, cafes, and leisure facilities. With its combination of modern features, family friendly layout, and prime location close to excellent schools and amenities, this property represents a fantastic opportunity for buyers seeking a comfortable and versatile home in a desirable neighbourhood. Early viewing is highly recommended to fully appreciate the quality and potential of this impressive semi detached house.



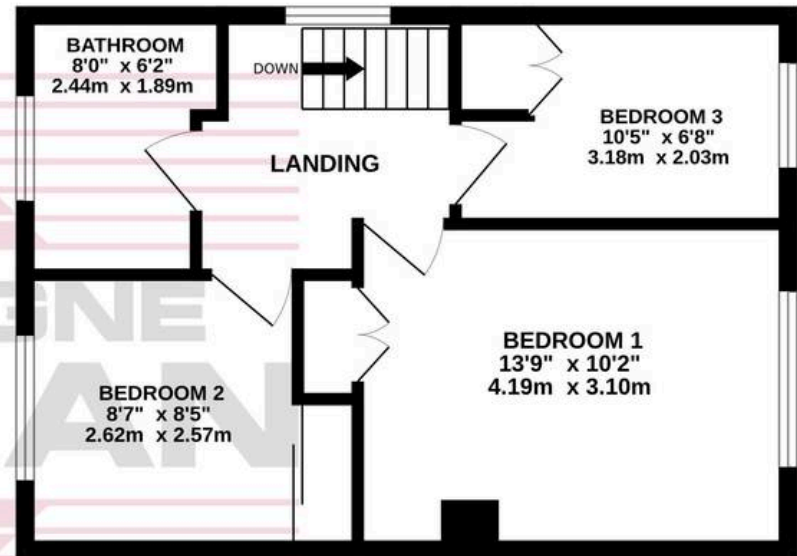




GROUND FLOOR
412 sq.ft. (38.3 sq.m.) approx.



1ST FLOOR
400 sq.ft. (37.1 sq.m.) approx.



TOTAL FLOOR AREA : 812 sq.ft. (75.4 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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