



Part Exchange
Considered

Victoria Way Bramhall, Stockport, SK7 1DE

SHRIGLEY ROSE & CO
Bespoke Estate Agents



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Metherell is set on a quiet and highly desirable residential road just a short, easy, five-minute walk from Bramhall Village, this attractive double-fronted 1950s dormer bungalow offers over 1,500 sq ft of well-presented and versatile accommodation. With excellent transport links close by, including the bypass, motorway network and easy access to Handforth Dean, the property combines convenience with privacy, enjoying a fully enclosed rear garden, landscaped frontage and two newly laid tarmac driveways providing parking for up to four cars.

Owned by the same resident since 1997, the home has been thoughtfully improved with rear, side and front extensions, new windows and doors, a full re-wire, new carpets and flooring, a boiler installation and a refreshed driveway. The result is a spacious, flexible home with two ground-floor bedrooms, an additional loft room bedroom and three reception spaces including a generous kitchen-breakfast room.

A welcoming porch with laminate flooring leads into the central hallway. To the right sits the dining room, enjoying a pleasant front-aspect outlook. The hallway also provides access to understairs storage and the balustrade staircase rising to the first floor, where a bright double bedroom features a large window overlooking the garden and extensive eaves storage housing the boiler and additional household space.

Straight ahead is the principal bedroom, a peaceful retreat complete with a dressing room and an EnviroVent air-conditioning system. All bedrooms are finished with soft carpeting. To the left of the hallway is the modern family bathroom, fitted with a bath and overhead shower.

The kitchen enjoys dual-aspect windows, a breakfast bar, Karndean flooring and space for freestanding appliances, creating a sociable and practical everyday hub. From here, the layout flows into the spacious living room, a standout feature of the home, with a period ceiling rose, an electric fire with wood surround and French doors opening onto the garden.





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The second ground-floor bedroom benefits from dual-aspect windows overlooking the inviting garden, making it a bright and inviting space, this room also features electric shower facilities and beyond this is a WC, offering excellent potential to reconfigure into a generous ensuite if desired. Opposite sits a study, which could also serve as a small single bedroom depending on requirements.

Externally, the home continues to impress. The integral garage with manual door provides further storage or hobby space, while the garden room, currently used for storage, offers potential as a study or creative workspace, with the option to add electricity. The rear garden is mainly lawned and fully enclosed by mature trees and mixed hedging, creating a private and tranquil setting. A paved patio provides the perfect spot for outdoor furniture and summer dining.

This delightful, well-maintained bungalow offers flexible living, generous proportions and a prime Bramhall location, an ideal opportunity for buyers seeking space, convenience and a home that can evolve with their needs.

The Current Owner Loves:

- Peaceful and quiet location yet still near Bramhall village
- Much loved family home for 30 years
- Large lounge overlooking enclosed garden and a kitchen perfect for enjoying a coffee and watching the world go by

We Have Noticed:

- Superb flexible living accommodation
- Short walking distance to Bramhall village
- Modern breakfast kitchen







Key Features:

- Prime Bramhall location – Just a 5-minute walk to Bramhall Village.
- Over 1,500 sq ft of flexible accommodation – Ideal for families or downsizers alike.
- Three reception areas – Including a spacious lounge with French doors to the garden.
- Two/three bedrooms plus study – Versatile layout with additional loft room.
- Private enclosed rear garden – Mature trees, patio and garden room.
- Extensively improved throughout – Rewired, new windows, boiler, flooring and driveway.
- Two driveways providing space for four cars & integral garage – Excellent off-road parking and storage.

Tenure: Freehold

Council Tax Band: D

Possession: Vacant possession upon completion

Total Floor Area: 1564 sqft

Viewing: Strictly appointment only through Shrigley Rose & Co

Property Summary:

Living Room
5.23m x 3.92m

Kitchen
4.39m x 3.65m

Dining Room
4.32m x 3.18m

Bedroom 1
4.22m x 3.08m

Dressing Room
3.25m x 2.62m

Bathroom
2.29m x 1.63m

Bedroom 2
3.52m x 2.93m

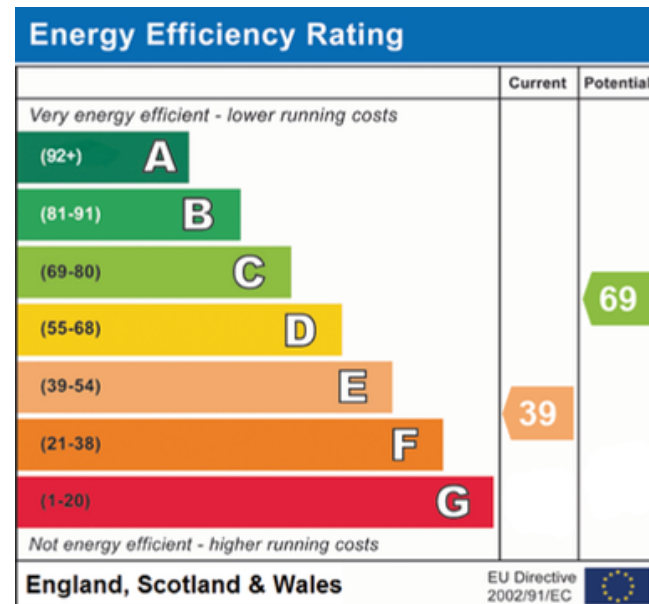
WC
3.52m x 2.93m

Study/Bedroom 3
2.57m x 1.88m

Garage
4.60m x 2.62m

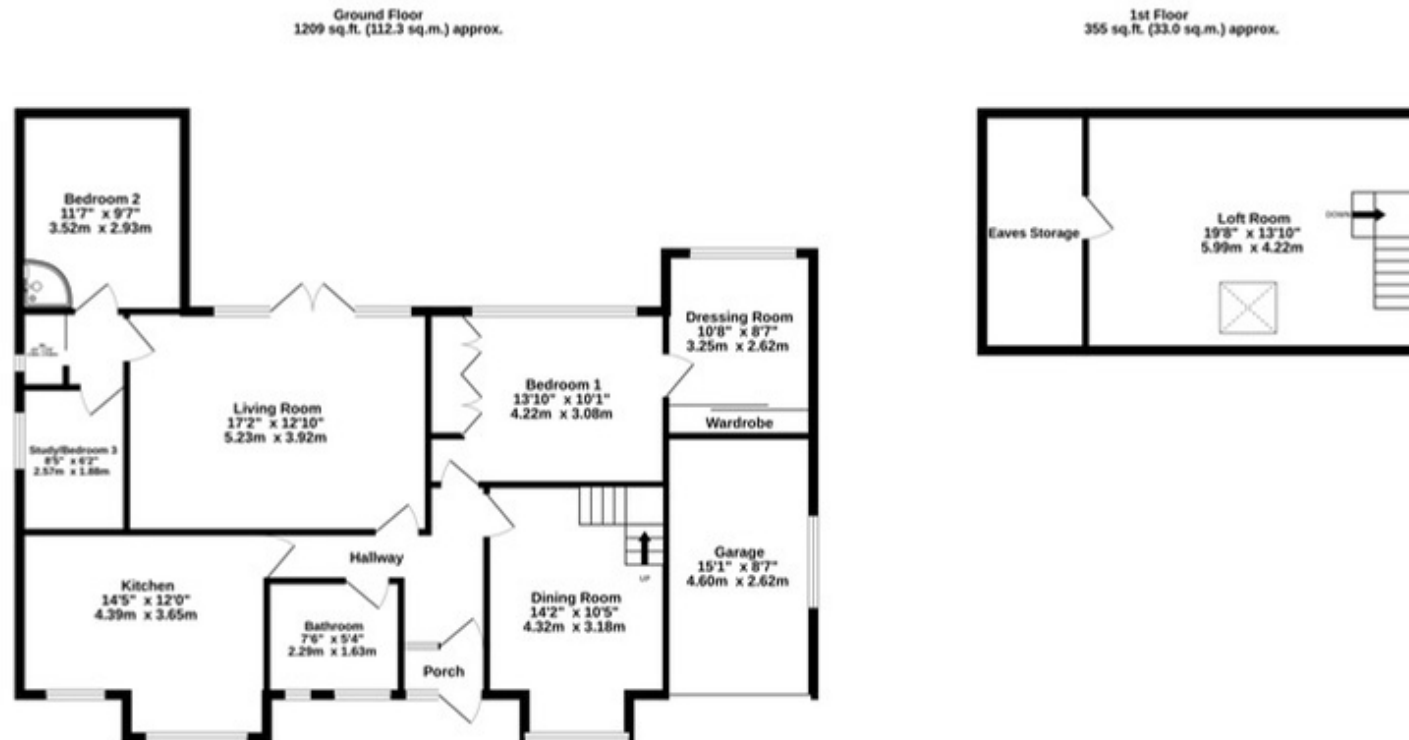
Loft Room
5.99m x 4.22m

Eaves Storage





DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.



TOTAL FLOOR AREA : 1564 sq.ft. (145.3 sq.m.) approx.

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