

Part Exchange
Considered



Radnormere Drive, Cheadle Hulme, SK8 5LB

SHRIGLEY ROSE & CO
Bespoke Estate Agents





Radnormere Drive, Cheadle Hulme, SK8 5LB

Occupying a generous south-facing corner plot, walking distance to Laurus School, this well-maintained home has been thoughtfully improved and enjoyed by the current owners for over 25 years, offering flexible living space, excellent parking and a strong sense of privacy.

The property benefits from two driveways, including a paved frontage and a second driveway to the side, accessed via electric gates leading to the garage. A secure side gate provides access to the rear garden, where a detached garage is situated.

The front door opens into a welcoming hallway with a radiator cover and useful under-stairs storage, alongside a downstairs WC. The main living accommodation is arranged as an open-plan living and dining area, providing defined spaces for seating and dining. Finished with LVT flooring, the room features an electric fire with stone surround and enjoys excellent natural light via sliding doors and a window leading through to the conservatory.

Added around 2021, the sun room offers an attractive extension to the living space, with a tiled floor and bi-fold doors opening onto the garden, ideal for relaxing or entertaining. Off the living area is a versatile study/snug, currently used as an additional reception room but could be utilised as a ground-floor bedroom. With dual-aspect windows to the front and rear, it is well suited to home working, a playroom or an accessible bedroom.

The kitchen, accessed from the dining area, is fitted with a Bosch double oven, Smeg gas hob, Smeg extractor and integrated Smeg dishwasher, with space for a freestanding fridge freezer. A sink is positioned beneath a window overlooking the garden, complemented by laminate flooring and additional natural light from a side window. Doors lead to the conservatory and directly into the garage. The integral garage features a window, side access door and an up-and-over door with electric fitted. Finished with vinyl flooring, it is currently arranged as a gym and utility space, housing the boiler, and offers clear potential to be incorporated into the kitchen, subject to requirements.

Upstairs, the twisting staircase leads to a bright landing with a window and access to the insulated loft via ladder. To the left, a dressing room or additional bedroom with an in-built dressing table, built-in wardrobes and a utility unit and a front aspect view. This leads through to the principal bedroom. An impressive room which benefits from dual-aspect windows, fitted wardrobes arranged around the bed, ceiling spotlights and wall lighting and a comfortably accommodating a king-size bed. The en-suite is fitted with an electric shower, wash basin and W/C.

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Bedroom two is a generous double room with fitted corner wardrobes and a peaceful outlook over the rear garden. Bedroom three is another double-sized bedroom, easily adaptable as a guest room, nursery or home office. The family bathroom features a porcelain tiled wet-room style shower, separate bath and wash basin with storage, complemented by windows to the front and side. A separate WC, located next door and with its own window, adds everyday convenience.

Outside, the south-facing garden has been landscaped to create an attractive and usable space, with two raised patio areas for seating and entertaining, along with lawned sections enjoying a sunny aspect. The property is ideally positioned for a range of local amenities, with Oak Tree Primary School and Cheadle Hulme High School and walking distance to Laurus. Excellent transport links are within easy reach, including convenient access to the motorway network, while the shops, cafés and everyday amenities of Cheadle Hulme and Cheadle villages are also nearby.

Overall, this is a versatile and well-proportioned home, combining adaptable living spaces, generous parking and a prime corner position.

The Current Owners Love:

- The conservatory, which becomes a sun-filled haven in spring and summer - perfect for relaxed mornings or long evenings, seamlessly connecting the home to the garden.
- The fireplace, which brings a wonderful sense of warmth and character to the living room, especially during the colder months.
- The sense of community, thanks to wonderful neighbours, is something we will truly miss.

We Have Noticed:

- Large corner plot
- Walking distance to Laurus
- Spacious Family home







Key Features:

- Large corner plot
- Walking distance to Laurus
- Spacious Family home
- Open-plan living and dining area
- Three double bedrooms plus dressing room and optional downstairs bedroom
- Versatile study/snug, could be used as ground floor bedroom
- Sun Room/Conservatory with tiled floor and bi-fold doors onto garden
- Excellent location near Oak Tree Primary, Cheadle Hulme High, motorway links, and Cheadle/Cheadle Hulme villages

Tenure: Freehold

Council Tax Band: E

Possession: Vacant possession upon completion

Total Floor Area: 1852 sqft

Viewing: Strictly appointment only through Shrigley Rose & Co

Property Summary:

Living/Dining Room
5.61m x 5.89m

Sun Room
3.37m x 5.61m

Kitchen
2.34m x 4.68m

Study/Bedroom
2.36m x 5.89m

Wc
1.20m x 1.46m

Garage
2.34m x 4.70m

Bedroom 1
2.36m x 5.16m

En- Suite
WC
0.78m x 1.62m

Bathroom
2.34m x 2.41m

Bedroom 2
3.60m x 3.61m

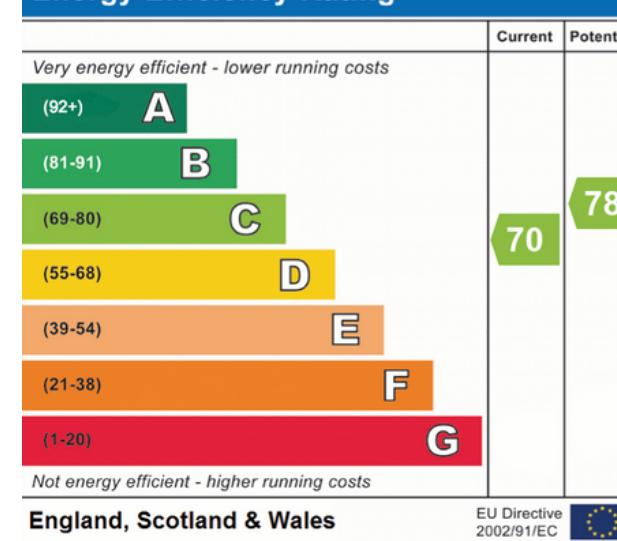
Bedroom 3
2.70m x 4.35m

Dressing room/Bedroom
2.28m x 3.61m

Detached Garage
4.09m x 4.70m



Energy Efficiency Rating



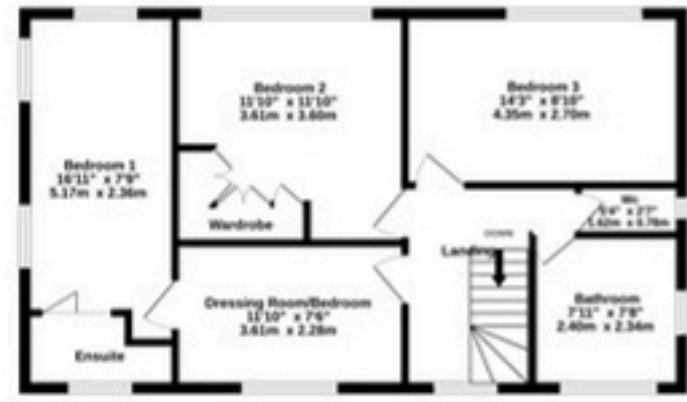
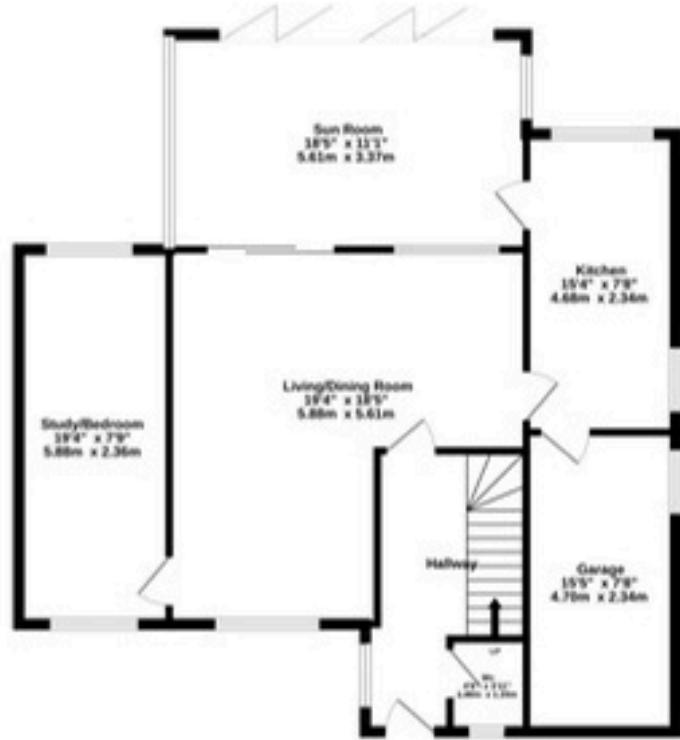


DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.

Garage
207 sq.ft. (19.0 sq.m.) approx.

Ground Floor
991 sq.ft. (91.1 sq.m.) approx.

1st Floor
662 sq.ft. (60.7 sq.m.) approx.



TOTAL FLOOR AREA : 1852 sq.ft. (172.0 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.

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