

## 6 Ayr Road, Cheadle

£230,000 Freehold

Flexible Living Space Generous lounge with understairs nook - perfect as a reading space, home office or hobby corner. • Bright Breakfast Kitchen flows into a rear sunroom with garden access. Large driveway and detached garage. • Three Bedrooms - Two spacious doubles & a versatile single room, ideal for children, guests, or home working. • Established Garden with Summerhouse Raised deck with inbuilt lighting, lawn, and a charming summerhouse with electrics & log burner - ideal for all-weather escapes. • Well-Connected Market Town Location Moments from Cheadle's shops, schools & amenities, with great access to commuter routes including the A50.



My Heart's in the Highlands! Set along Ayr Road on the outskirts of the popular market town of Cheadle, this spacious three-bedroom semi-detached home is full of flexibility, comfort and warmth – ideal for growing families, home-workers or anyone looking for a little more room to breathe. Step inside through an enclosed porch – perfect for coats and shoes, and into a welcoming, generously sized living room, complete with an electric fire and a handy understairs nook, currently used as a home office. The kitchen is well planned and practical, with white gloss wall and base units, laminate worktops, an integrated oven, induction hob, extractor fan and dishwasher. There's also space for a breakfast table, and an external door leads through to a rear sunroom with sliding doors to the garden – a great bonus space to enjoy in every season. Upstairs, the home offers three bedrooms: two well-sized doubles, including a master that's large enough to serve as a dual-purpose sleeping and working area, and a single bedroom perfect for a nursery, dressing room or office. The bathroom is smart and modern, featuring an enclosed shower, WC, and vanity sink. Outside, the rear garden is mostly laid to lawn, with a raised deck complete with inbuilt lighting – ideal for dining or relaxing – as well as colourful flower borders and a charming summerhouse with full electrics and a working log burner. To the front, a wide driveway provides parking for several vehicles (or even a caravan), and there's a large detached single garage with electric roller door and internal electrics. With good schools, independent shops, regular markets and stunning countryside all within walking distance, plus good access to commuter links via the A50, this home is as practical as it is inviting. A place with heart, space, and soul – ready for your next chapter.





Set in Cheadle, this spacious 3-bed home features living room, well-equipped breakfast kitchen, rear sunroom, 3 bedrooms, modern bathroom. Front driveway & garage. Ideal for families or home-workers.

Council Tax band: B

Tenure: Freehold

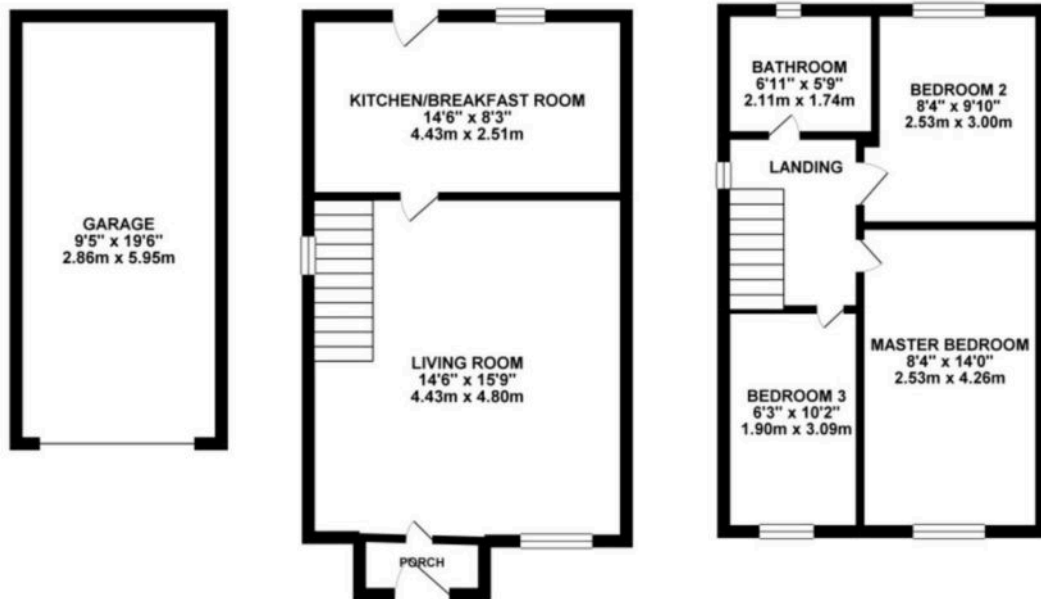
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



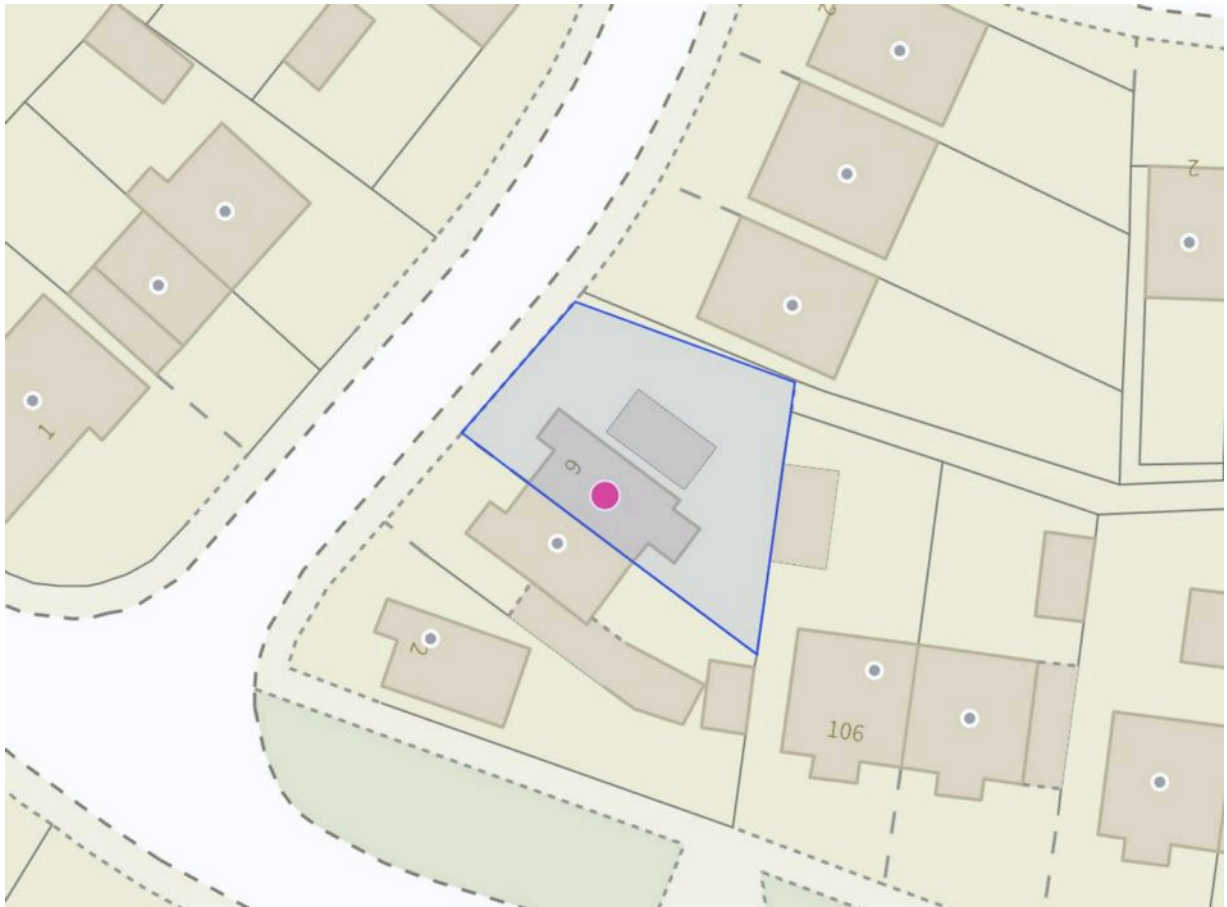
GROUND FLOOR 544.88 sq. ft.  
( 50.62 sq. m. )

1ST FLOOR 345.87 sq. ft.  
( 32.13 sq. m. )



TOTAL FLOOR AREA : 890.75 sq. ft. ( 82.75 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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