



## 93 Ness Grove, Cheadle

£250,000 Freehold

A fenced south facing garden a perfect mixture of lush green lawn and patio bordered with mature shrubs. • Three bedrooms in total, two doubles and a good sized single perfect as a home office, guest bedroom, nursery or walk in wardrobe. • A tandem driveway for multiple vehicles and a garage for a further car or additional storage. • An open plan lounge diner perfect for entertaining friends and family or just relaxing. • Located towards the edge of Cheadle where you will find modern convenience, great schools and strong transport links to the A50.



Just like Nessie of Loch Ness (or Ness Grove in this case) this home holds host to affection, charm and a dream. Your three bed, detached home holds a story, just waiting to be written. Set in the outskirts of Cheadle where modern convenience is just a stones throw away. Step through the door and immediately right, you have an open plan lounge/diner. Light and bright thanks to the large windows, with plenty of room for furniture, making light work of entertaining friends or family or simply relax and unwind. Then you have the heart of the home, the kitchen. Sleek white cabinets for all your storage needs topped with dark grey work tops for a real monochrome finish. Upstairs the property boasts three bedrooms in total, two doubles and a good-sized single perfect as a nursery, home office, walk in wardrobe or guest bedroom. A family bathroom serves the home with a shower over bath combo. To the rear you have a lovely, south facing fenced garden; a mixture of lush green lawn and patio bordered with mature green shrubs. For parking you have a tandem driveway for multiple vehicles and a garage with room for a further vehicle or some more nifty storage. Located on the edge of Cheadle where you will find an abundance of independent shops, supermarkets, fabulous Primary and Secondary schools, great countryside walks and parks. This home has a lot to offer but could it hold your next chapter? Book your viewing today.



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Council Tax band: C

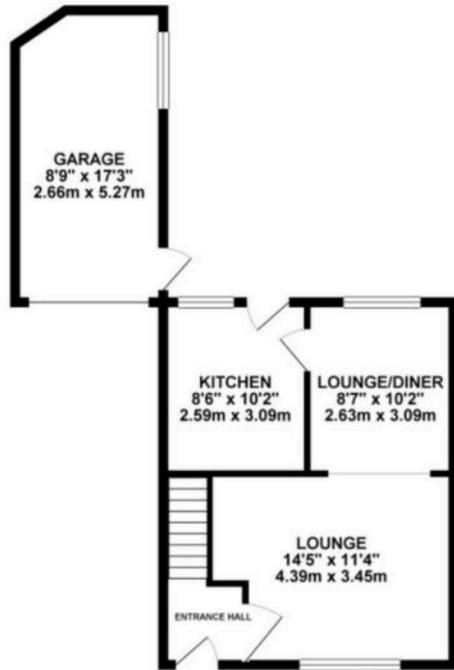
Tenure: Freehold

EPC Energy Efficiency Rating: C

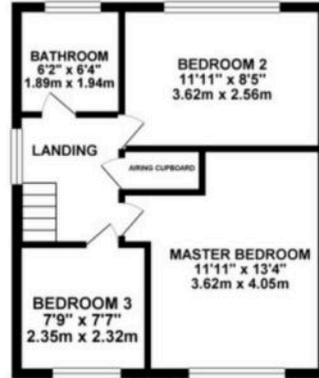
EPC Environmental Impact Rating: C



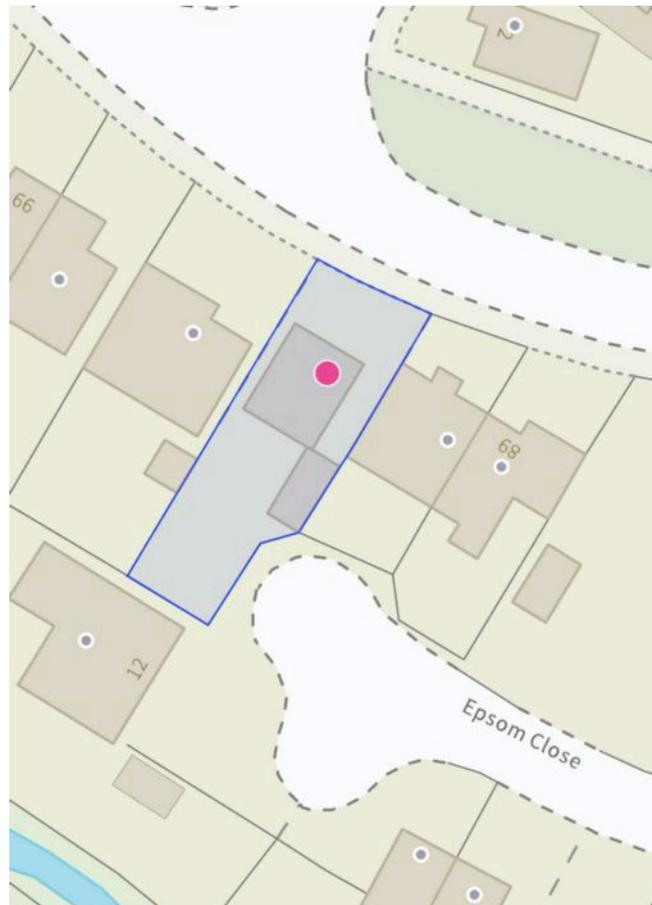
GROUND FLOOR 515.23 sq. ft.  
(47.87 sq. m.)



1ST FLOOR 391.82 sq. ft.  
(36.40 sq. m.)



TOTAL FLOOR AREA: 907.05 sq. ft. (84.27 sq. m.) approx.  
Whilst every effort has been made to ensure the accuracy of the floorplan contained herein, 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 is given for their operability or efficiency can be given.  
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