

FOR SALE

£535,000 Leasehold



4 The Drive, Bollington, Macclesfield, Cheshire. SK10 5DP

Bollington
29, Palmerston Street, Bollington, Macclesfield, SK10 5PX

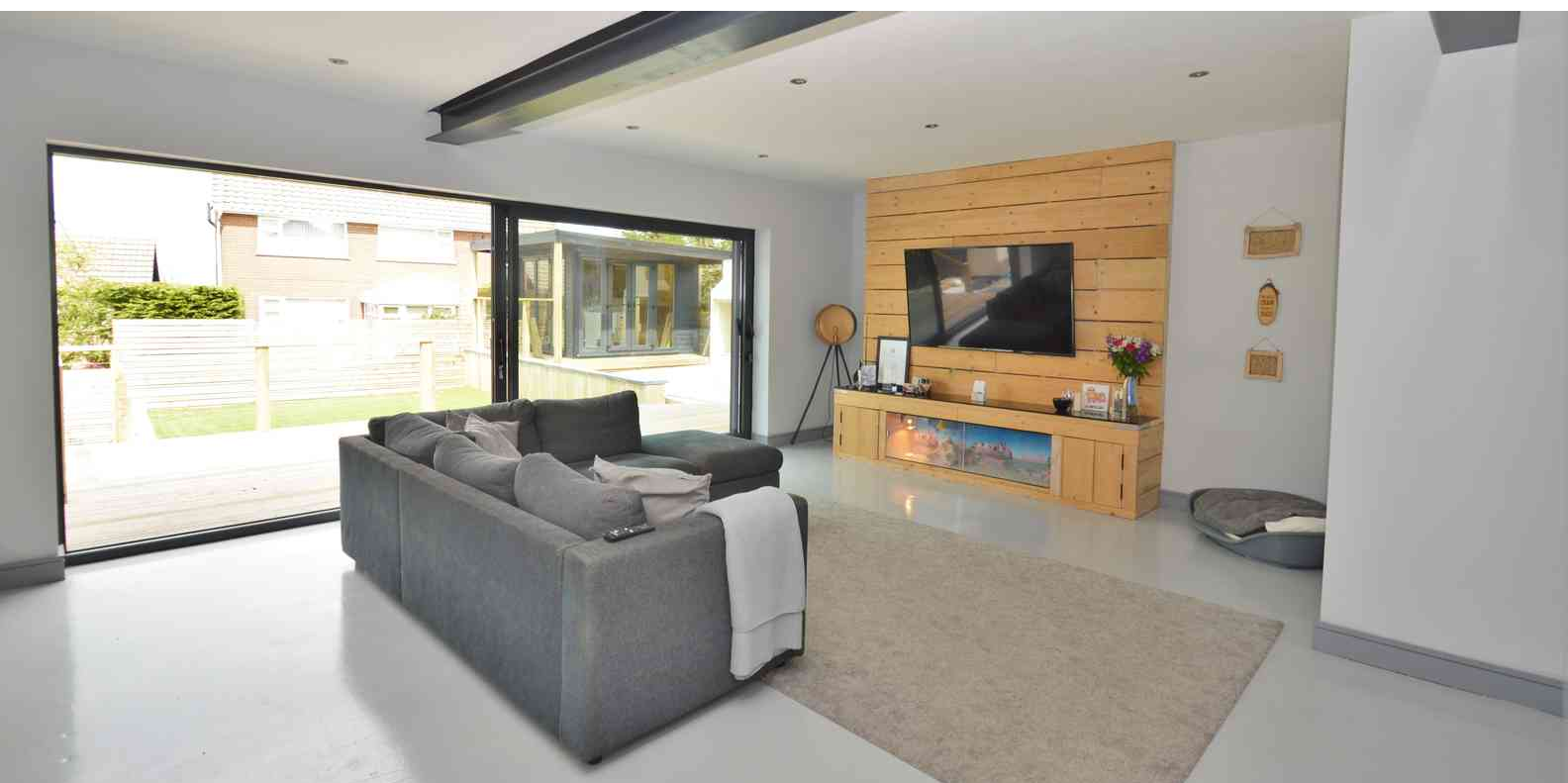
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ABOUT THE PROPERTY

Located in a highly sought-after location within the village of Bollington and positioned at the head of The Drive, is an impressive, contemporary detached Dorma bungalow with an industrial styled interior. The current owners have extensively renovated and extended this superb property with no expense spared showcasing a phenomenal living, dining and kitchen space that provides the ultimate envy in open plan living, with the added benefit of having a hydronic underfloor heating system, exposed steel work, a breakfast bar and oversized aluminium sliding patio doors overlooking the rear garden. In addition, there is a beautifully fitted Anthracite kitchen with handleless rail cabinetry and a lantern roof opening to a large utility area. Furthermore, you will also find two additional bedrooms, one with an en-suite a family bathroom and an additional fourth bedroom or reception room. To the first floor you will find the principal bedroom which is serviced by an en-suite shower room with twin basins and a dressing area. Externally there is an extensive driveway with side access to the rear garden where you will find a fully enclosed garden with several patios, children's barked play area, and an artificial lawn alongside a timber-built garden room / home office with patio and bi-folding doors. For more information or to arrange an internal viewing please contact Harvey Scott on the details provided.

FEATURES

- Contemporary Detached Dorma Bungalow
- Four Double Bedrooms, Immaculately Presented
- Two Bedrooms with En-Suites Plus Family Bathroom
- Open Plan Living Space with Hydronic Underfloor Heating System
- Bespoke Fitted Contemporary Kitchen
- Utility Room
- Private Rear garden with Garden Room / Home Office
- Secluded Location



ROOM DESCRIPTIONS

Ground Floor

Entrance Hall

21' 0" x 5' 3" (6.40m x 1.60m) Composite double glazed door and double glazed window to front elevation, inset LED ceiling spot lights, vertical column radiator, tiled flooring, Hive thermostat and staircase with industrial style balustrade to first floor. Hard wired smoke alarm.

Open Plan Living Space

27' 5" x 20' 7" (8.36m x 6.27m) Impressive open plan living dining area with aluminium framed double glazed sliding patio doors to rear elevation, inset LED ceiling spot lights, power points, exposed steel work, industrial style screed floor with hydronic underfloor heating system, breakfast bar, and Open plan to kitchen

Kitchen

10' 2" x 28' 9" (3.10m x 8.76m) Bespoke contemporary kitchen featuring a range of anthracite handles less rail cabinetry with 20mm Dekton Trilium counter tops with upstands, 5 burner induction electric hob with stainless steel extractor hood over, two single fan assisted ovens with grills, microwave combination oven and warming drawer. Glazed Lantern roof, uPVC double glazed window to rear elevation, ceiling lights, power points, tiled flooring and opening to utility area.

Utility Area

12 ft x 11ft Bespoke contemporary cabinetry with handles rail cabinetry with 20mm Dekton Trilium counter tops with upstands, integrated dishwasher, plumbing and space for a washing machine and dryer and space for an American style fridge freezer. Inset LED ceiling spotlights, under mounted stainless-steel sink with Quooker mixer tap and drain grooves and uPVC double glazed door to side elevation. Continuation of tiled flooring.

Second Bedroom

14' 8" x 13' 3" (4.47m x 4.04m) uPVC double glazed bay window to front elevation with interrelated blinds, inset LED ceiling spot lights, vertical column radiator and double power points. Door to en-suite shower room.

Ensuite

9' 8" x 3' 2" (2.95m x 0.97m) Three piece suite comprising; walk in shower enclosure with overhead thermostatic shower on a riser rail with hand held shower attachment, low level push flush WC and vanity sink wash hand basin with chrome mixer tap. uPVC double glazed window to side elevation, inset LED ceiling spot lights, heated towel radiator, tiled walls and tiled flooring. Extractor fan.

Third Bedroom

10' 3" x 13' 3" (3.12m x 4.04m) uPVC double glazed bay window to front elevation with integrated blinds, inset LED ceiling spot lights, vertical column radiator and double power points.

Fourth Bedroom/Snug

11' 7" x 11' 8" (3.53m x 3.56m) uPVC patio doors with integrated blinds opening to rear garden, inset LED ceiling spot lights, vertical column radiator and double power points.

Family Bathroom

7' 7" x 8' 5" (2.31m x 2.57m) Modern white four piece suite comprising; tiled bath with chrome mixer tap, low level push flush WC, vanity sink unit with chrome mixer tap and large corner shower enclosure with glass sliding door and overhead thermostatic shower with hand held attachment on a riser rail. Inset LED ceiling spot lights, uPVC double glazed window to side elevation, tiled walls, tiled flooring and chrome heated towel radiator.

First Floor

Master Suite

18' 2" x 18' 3" (5.54m x 5.56m) Velux windows to side elevation, uPVC double glazed window to rear elevation with integrated blinds, Velux window to rear elevation, hardwired smoke alarm, double power points, wall lights, opening to dressing area with Velux window, power points and radiator, and opening to en-suite.

Ensuite

15' 8" x 8' 7" (4.78m x 2.62m) Modern four piece suite comprising, corner shower enclosure with overhead thermostatic shower on a riser rail with hand held attachment on a riser rail, low level push flush WC and two floating vanity units with wash hand basin and mixer taps. Velux windows to front elevation, partially tiled walls, tiled flooring with warmup electric underfloor heating and contemporary towel radiator. Opening to dressing / wardrobe area.

Dressing Area

9' 3" x 6' 3" (2.82m x 1.91m)

Outside

External

The property is located at the end of a private driveway. To the front of the property there is a driveway providing ample off road parking with access to a small garage storage area. There is also side access to the rear where you will find an enclosed private garden section off into to include a children's play area, several flagged patios, a decked seating area and an artificial lawn. You will also find a timber built garden room / home office with bi-folding and patio doors with power, fire pit and a pizza oven.

Garden

Outside contemporary garden featuring a decked seating area, two Indian stone flagged patios, astro turfed lawned garden and a barked children's play area. Built in BBQ and fire pit. Side access.

Garden Room / Home Office

9' 4" x 10' 6" (2.84m x 3.20m) uPVC double glazed patio doors and anthracite bi-folding doors with power.

Garage Store

11' 0" x 4' 7" (3.35m x 1.40m) Electric roller shutter door with manual override. Power point, ideal condensing boiler with hot water cylinder. Gas meter and water meter.

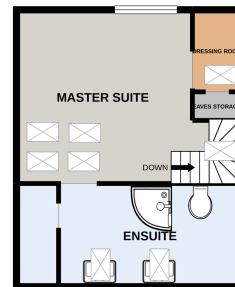


FLOORPLAN

GROUND FLOOR



1ST FLOOR



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 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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