



Brook Street, Cheadle

Guide Price £250,000

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- Charming 2 bed terrace cottage
- Upvc double glazed
- Attractive bathroom
- Freehold
- EPC-D
- Convenient location
- Fitted kitchen
- South facing rear
- Council Tax- B

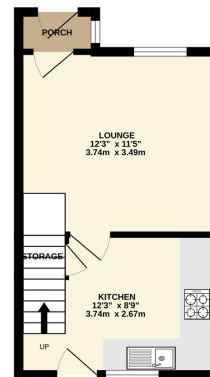


We are delighted to offer for sale this charming cottage, conveniently situated being within 1 mile of the fashionable Cheadle village centre and easy access to the motorway network. The accommodation cleverly combines modern day styling with traditional character and in brief comprises, entrance porch, lounge, fitted kitchen, 2 bedrooms and attractive bathroom. Outside there is a small cottage garden to the front and there is enclosed south facing courtyard garden to the rear. Viewing a must!

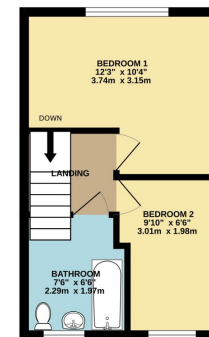




GROUND FLOOR
260 sq.ft. (24.1 sq.m.) approx.



1ST FLOOR
248 sq.ft. (22.8 sq.m.) approx.



TOTAL FLOOR AREA: 508 sq.ft. (47.2 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the description contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or misstatements. The data is for the best part of the property only and should not be used as a basis for any prospective purchase. The services, fixtures and fittings shown have been stated and no guarantee is given. Made with Metrepage (2022)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	