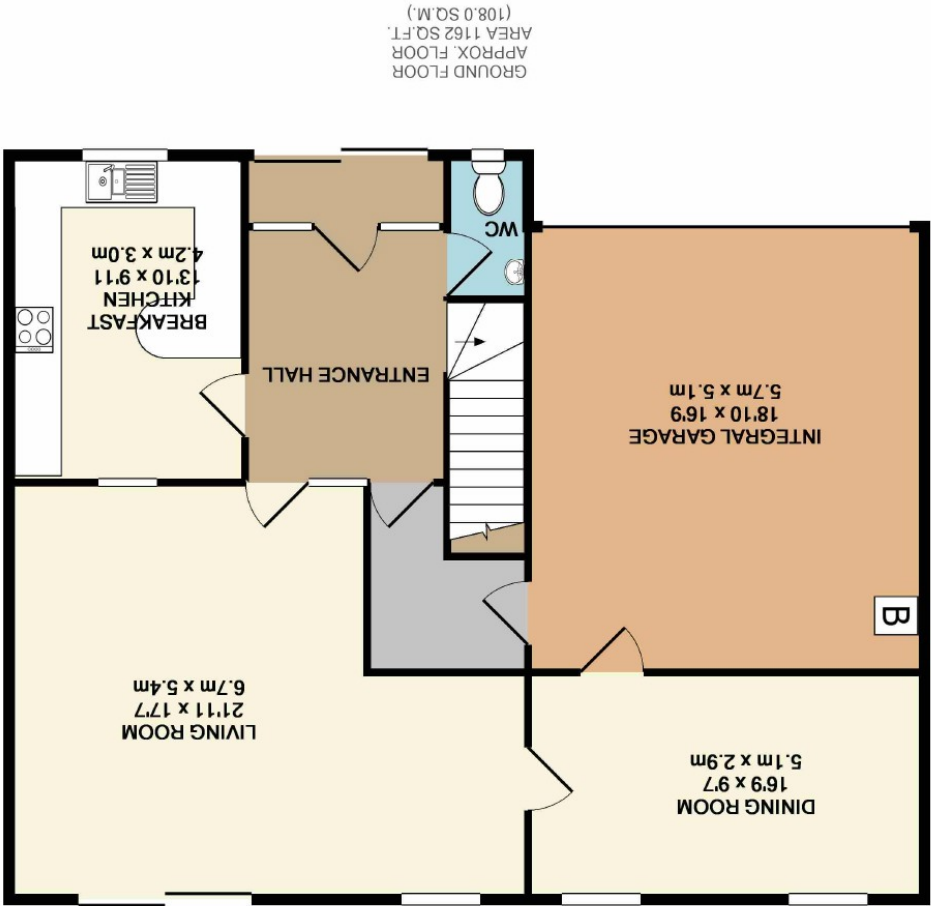
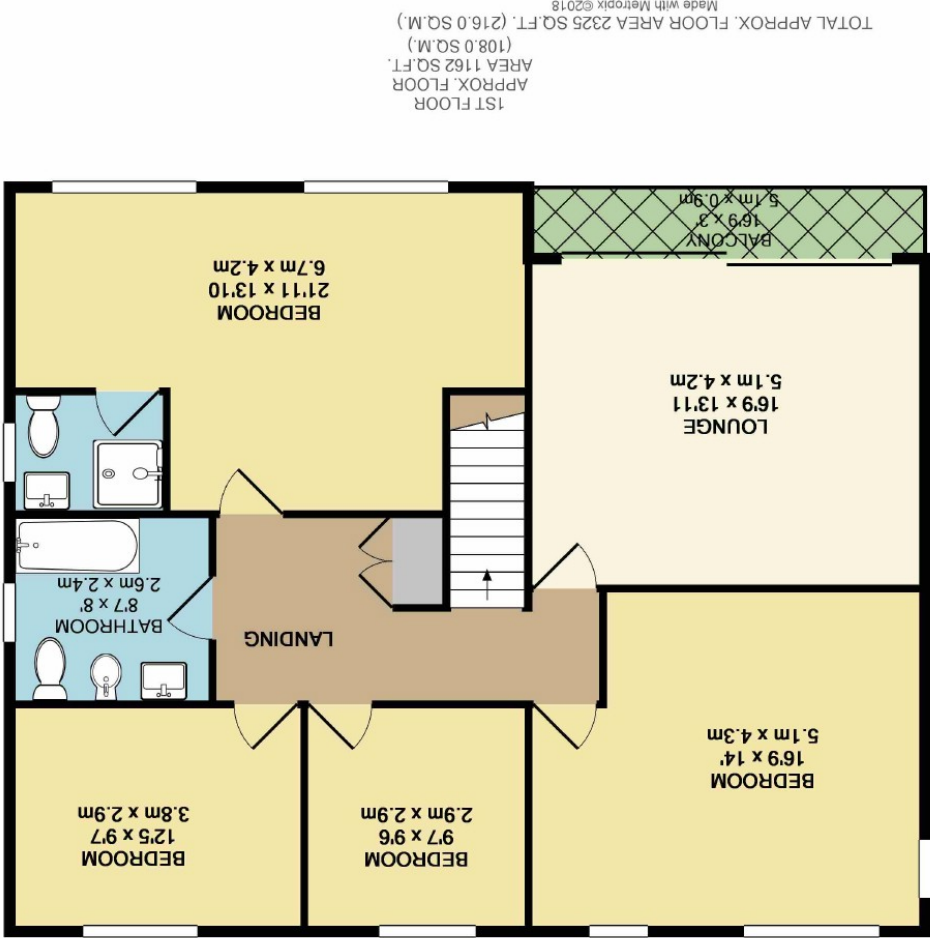


Please note these particulars have been prepared as a general guidance only. A survey has not been carried out, nor services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. Floor plans are for guidance and illustration only and may not be to scale. Neither Julian Wadden & Co, nor the vendor, accept any responsibility in respect of these particulars and if there are any matters likely to affect your decision to buy please consult your legal representative.

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19 Green Pastures  
Heaton Mersey  
Guide price £600,000



Square Footage: 2325  
Council Tax Band: G  
Tenure:  
Service Charge:N/A  
Sat Nav Directions: SK4 3RB

A detached family residence on a prime Heaton Mersey road, providing more than 2300 square feet of accommodation. Well positioned for local schools, transport links and popular amenities, this superb property is ideal for a growing family. The accommodation in brief comprises: entrance vestibule, inviting entrance hall with WC and walk-in cloak room, a fitted breakfast kitchen, a very generous 'L-shaped' living room with patio doors into the rear gardens, a well-proportioned dining room and an 18ft double garage housing the central heating boiler.

The first floor landing provides access into four well-proportioned bedrooms, the master room benefitting from an ensuite shower room, a family bathroom providing a four piece suite. A main feature to this home is the upstairs lounge which provides a fantastic additional living space. The room has large patio doors which lead to a front facing balcony, helping flood natural light into this brilliant space.

Externally, formal gardens and off-road parking for several vehicles are found to the front of the property. The substantial southerly facing rear gardens are private and low maintenance.

This property must be seen to fully appreciate the location and space on offer, please contact our office now to arrange a viewing.

