



Dronfield Road, Northenden, M22

Asking Price

£349,950

THREE BEDROOM SEMI DETACHED FAMILY HOME

NO CHAIN VENDOR

READY TO MOVE INTO CONDITION

SECLUDED SOUTH FACING REAR GARDEN

NEW ROOF FITTED

NEWLY FITTED KITCHEN

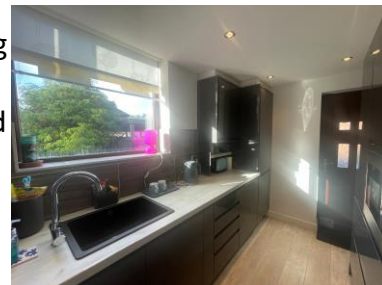
OFF ROAD PARKING WITH COVERED CAR PORT

DOWNSTAIRS WC

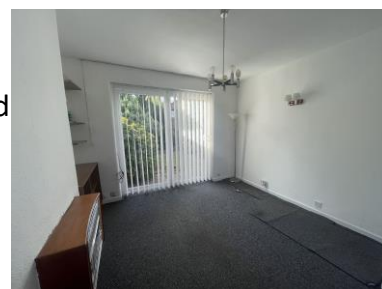
Set on Dronfield Road in the ever-popular Northenden area, this three bedroom semi detached family home is an excellent opportunity for a buyer looking for a stylish, practical home that is ready to move into. Offered with no chain vendor, it combines generous living space with tasteful updates, making it especially appealing if you want a smooth purchase and a home you can begin enjoying straight away.



Inside, the property offers a welcoming and comfortable feel, with two reception rooms that provide the flexibility modern life demands. Whether you are looking for a cosy lounge to unwind in, a separate dining room for entertaining, or a versatile family space for working from home or children's play, this layout gives you options to shape the home around your lifestyle. A downstairs WC adds valuable everyday convenience, particularly for busy households and visiting guests.



The newly fitted kitchen is a real highlight, designed to feel fresh, smart and functional at the heart of the home. It is ideal for everything from quick weekday breakfasts to relaxed weekend cooking, with a finish that allows you to move straight in without the worry of immediate renovation. The home also benefits from a new roof fitted, offering added peace of mind and a sense that key improvements have already been taken care of for you.



Upstairs, the three bedrooms provide well-balanced accommodation for family life, guests, or a dressing room or home office if desired. With two bathrooms, the property is well suited to the demands of a growing household, helping mornings run more smoothly and giving everyone a little more comfort and privacy.



Outside, the appeal continues. The secluded south facing rear garden is a lovely private retreat, perfect for enjoying the sunshine, entertaining friends, or simply relaxing with a coffee in peaceful surroundings. To the front, off road parking with a covered car port adds further practicality and convenience, making day-to-day living that much easier.



This is a home that offers more than just space. It offers reassurance, comfort and the chance to settle into a property that has already had important upgrades completed. With its move-in ready presentation, attractive garden, practical layout and no onward chain, it is easy to see why this house would make a wonderful next step for a buyer wanting both lifestyle and value.

The location in Northenden places you within easy reach of supermarkets, schools, leisure facilities, healthcare services and rail links, making it a practical choice for everyday living. The area remains popular for its balance of residential comfort and convenience, with useful amenities close at hand for families and professionals alike.



If you are looking for a home that feels cared for, easy to live in and full of potential to enjoy from day one, this property is well worth viewing. It is a warm and inviting house with the kind of features that make daily life easier, while the south facing garden and updated interior give it that extra sense of charm.

Ground Floor

Entrance Hall

With wood laminate to floor, radiator, leading to all ground floor rooms.

Lounge

11' (3m 35cm) 11" x 13' (3m 96cm)

Spacious lounge with new carpet to floor, Upvc double glazed patio doors leading onto the rear garden and Upvc double glazed window to the front aspect, radiator, wall mounted gas fire, glass shelving, wall lights. Ample space for free standing lounge furniture.

Second Reception Room

10' (3m 4cm) 10" x 10' (3m 4cm) 4"

With wood laminate flooring, feature coal effect electric fire, radiator, Upvc double glazed window to the front aspect, ample space for dining table and chairs.

Kitchen

10' (3m 4cm) 10" x 7' (2m 13cm)

Bespoke and newly fitted kitchen with ample base and eye level soft closing units with a slate tiled splash back. ceiling down lighting, integrated fridge freezer, washer drier, convection microwave oven, granite sink unit with modern mixer tap, Upvc double glazed window to the rear aspect.

Downstairs WC

With wood lamainte flooring, low level WC.

First Floor

Bedroom One

11' (3m 35cm) 3" x 13' (91cm)

First double bedroom with new carpet to floor, radiator, two Upvc double glazed windows at either side of the room giving plenty of natural light, sliding wardrobes, one housing the new Combi-boiler. Ample space for double bed and free standing furniture.

Bedroom Two

11' (3m 35cm) 7" x 10' (3m 4cm) 4"

Second double bedroom with new carpet to floor, radiator, two Upvc double glazed windows at the front and side aspect, wooden shelving, ample space for double bed and free standing furniture.

Bedroom Three

7' (2m 13cm) x 5' (1m 52cm) 3"

Single bedroom with radiator, Upvc double glazed window, wooden shelving either side as used as a work from home office or removed to make as a single bedroom.

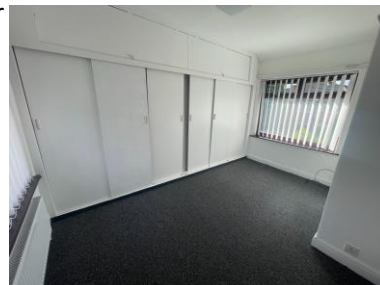
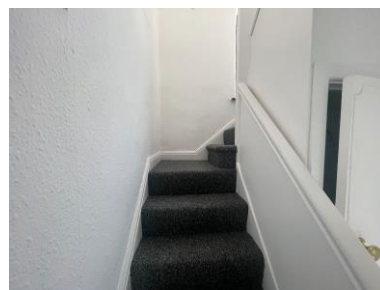
Bathroom

Modern bathroom suite with walk-in shower with glass shower screen and electric shower over, hand wash basin set in a vanity unit, chromed towel radiator, tiled floor and waterproof wall panelling, frosted Upvc double glazed window to the rear aspect.

Separate WC

With a tiled floor and low level WC

Outside



The front garden has a stoned frontage with a brick wall to the borders, there is a side passage leading to the rear garden. The South facing rear garden has two paved patio areas bordered by mature shrubbery and wood panel fencing. There is also a covered car port.

Disclaimer

Disclaimer: These particulars, whilst believed to be accurate are set out as a general guideline only or guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation or fact, but must satisfy themselves by inspection or otherwise as to their accuracy. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, including gas central heating and so cannot verify they are in working order or fit for their purpose. Furthermore solicitors should confirm movable items described in the sales particulars are, in fact included in the sale since circumstances do change during marketing or negotiations. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves

