

ANY
PART EXCHANGE
WELCOME



Heath Crescent
Stockport SK2 6JN

SHRIGLEY ROSE & CO
Bespoke Estate Agents



Heath Crescent, Stockport SK2 6JN

An exceptional period residence on a beloved crescent – immaculate family living with glorious garden and bespoke interiors.

Positioned gracefully on one of the area's most sought-after and family-friendly crescents, this exquisitely presented four-bedroom Victorian home effortlessly combines timeless period charm with stylish contemporary living. Dating back to the 1890s, this unique residence has been lovingly restored and sympathetically enhanced, offering over three floors of exceptional accommodation, as well as a beautifully landscaped south-facing garden.

From the moment you ascend the handsome stone pathway and step through the original stained-glass front door, the character of this magnificent home is evident. Original fireplaces, intricate period coving, and stunning sash windows bathe the interiors in warmth and heritage, while modern enhancements – including underfloor heating to the open-plan living, dining and kitchen space – provide luxurious everyday comfort.

At the heart of the home lies a recently fitted bespoke kitchen, impeccably designed with quartz worktops, integrated Rangemaster appliances, soft-close drawers, a full-size dishwasher, and clever storage features such as a built-in bin system. A sun-drenched garden room extends from the kitchen via elegant double doors, leading to a secluded, mature rear garden – a true sanctuary, with raised vegetable beds, apple trees, a greenhouse, and a charming seating area beneath a canopy of mature foliage, evoking the tranquillity of a rambling country garden.

Downstairs, a tanked and carpeted cellar with natural light offers an ideal home office or creative studio, alongside two further rooms currently used for storage – perfect for conversion into a wine cellar or hobby space.

Upstairs, the home continues to impress. The bedrooms are generous in size and beautifully redecorated, with the main bedroom featuring bespoke floor-to-ceiling fitted wardrobes.

The loft has been converted to offer additional living accommodation, ideal as a guest suite, teenage hideaway, or peaceful retreat. Bathrooms have been stylishly updated throughout, and the property benefits from LVT flooring in key areas.

This wonderful home also offers practical benefits, including gas central heating via a Worcester Greenstar combi boiler and plenty of on-road parking. There is also the potential to create a private driveway to the side, thanks to the additional space.





Situated just a short stroll from local shops and beautiful parks, and within easy reach of excellent primary and secondary schools, the home is ideally positioned for family life. Central Stockport is only a 25-minute walk away, offering superb transport links to the wider region. Homes of this calibre, in such a prized and peaceful location, are a rare find. Early viewing is highly recommended.

The Current Owners Love:

- The natural light through the downstairs windows.
- We love the peaceful garden.
- The original period features.

We Have Noticed:

- Large, family friendly rear garden that is private and secure.
- Sought after location, walking distance to the park and local shops.
- Gorgeous recently fully fitted kitchen with an open plan diner and lounge.





Key Features:

- Any Part Exchange Welcome
- Excellent Location
- Elegant Victorian Home: Beautifully restored four-bedroom period residence dating from the 1890s, showcasing original features and modern luxuries.
- Three floors of generous living space
- Further Potential: Ample storage, wine cellar/hobby room options, and scope to create a private driveway.
- Sought-After Crescent: Quiet, family-friendly location on one of the area's most desirable streets.
- Lovely, large sun filled garden
- Glorious Garden: Landscaped, south-facing rear garden with mature trees, seating area, greenhouse, and vegetable beds – a peaceful, private retreat
- Quality family home, immaculate throughout

Tenure: Freehold

Council Tax Band: D

Possession: Vacant possession upon completion

Total Floor Area: 2009

Viewing: Strictly by appointment only through Shrigley Rose & Co

Property Summary:

Ground Floor

Living Room 14'5" x 12'5" (4.39m x 3.78m)

Dining Room 13'3" x 11'5" (4.04m x 3.48m)

Kitchen 15'4" x 11'1" (4.67m x 3.38m)

Conservatory 10'0" x 9'7" (3.05m x 2.92m)

1st Floor

Bedroom 1 16'8" x 14'5" (5.08m x 4.39m)

Bedroom 2 13'3" x 11'5" (4.04m x 3.48m)

Bathroom 7'8" x 5'1" (2.34m x 1.55m)

Bedroom 3 11'1" x 10'3" (3.38m x 3.12m)

2nd Floor

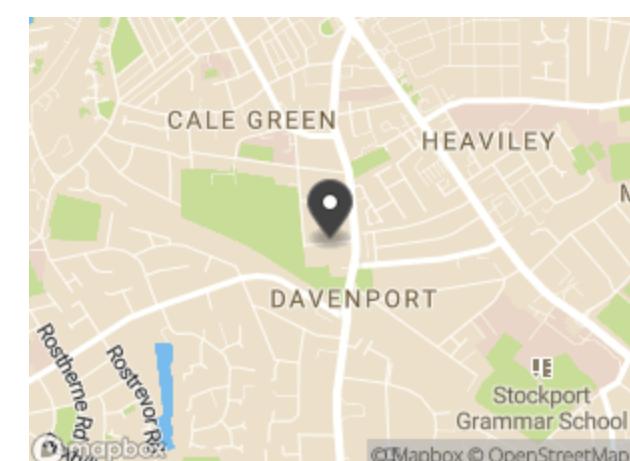
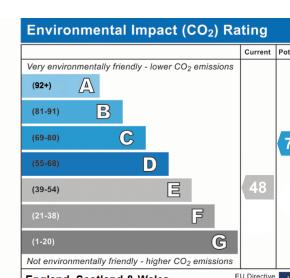
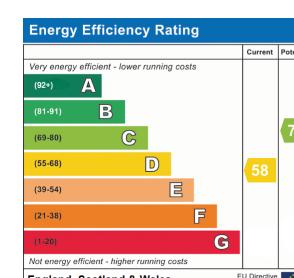
Bedroom 4 15'4" x 11'1" (4.67m x 3.38m)

Ensuite 7'8" x 4'8" (2.34m x 1.42m)

Basement

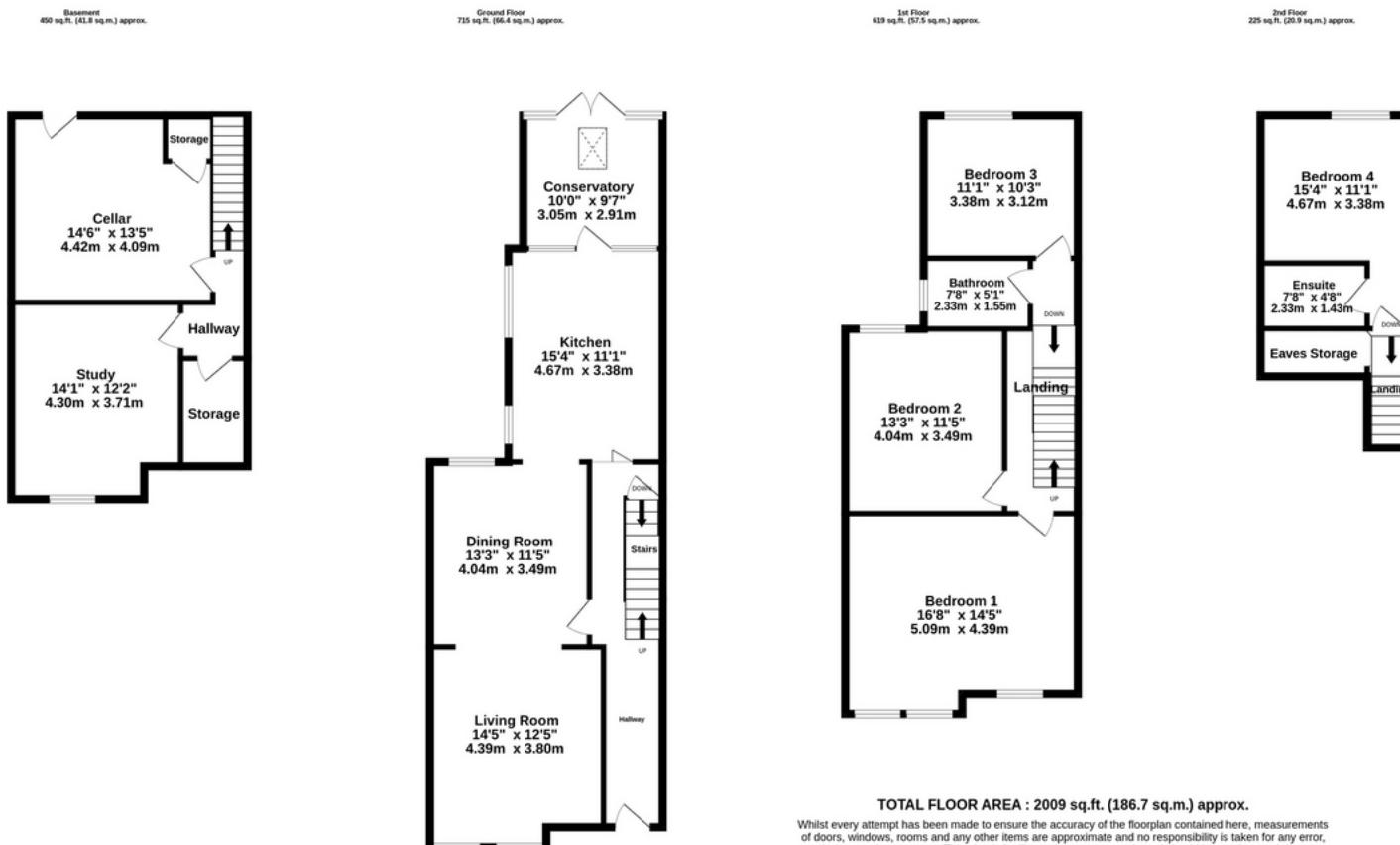
Study 14'1" x 12'2" (4.29m x 3.71m)

Cellar 14'6" x 13'5" (4.42m x 4.09m)





DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.



4 Ravenoak Road, Cheadle Hulme, SK8 7DL

Tel: 0161 425 7878

Email: hello@shrigley-rose.co.uk

www.shrigley-rose.co.uk



MONEY LAUNDERING REGULATIONS 2017 Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. **THE PROPERTY MISDESCRIPTIONS ACT 1991** We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars, whilst believed to be accurate are set out as a general guideline and do not constitute any part of an offer or contract. Intending Purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.