

ANY
PART EXCHANGE
WELCOME



North Park Road
Bramhall SK7 3JR

SHRIGLEY ROSE & CO
Bespoke Estate Agents





North Park Road, Bramhall, SK7 3JR

Well presented period family home on a generous private plot within short walking distance to Bramhall Park. Lovely quality property in a fabulous location with a large driveway.

Located on the sought-after North Park Road in Bramhall, this beautifully presented 1930s semi-detached period home offers an ideal blend of character, comfort and contemporary living. With original features such as stunning bay windows and picture rails, the home retains a sense of timeless charm while offering all the modern conveniences required for family life.

This stunning home includes three spacious double bedrooms and two generous reception rooms. The front sitting room is a versatile space - ideal for both relaxing and working from home. Warm and inviting with a central gas fire, it could just as easily serve as a traditional dining room, a children's playroom, or a second lounge. To the rear, the main sitting room features a beautiful bay window that floods the space with natural light from the garden, and in the evening is perfect for cosy movie nights. Throughout the house, large windows and a thoughtful layout ensure a bright, calm, and airy atmosphere.



The heart of the home is the large, open-plan kitchen and dining area, fitted with quartz worktops, Bosch double ovens, a Neff five-ring gas hob, integrated appliances including a dishwasher and microwave, and a well-sized larder cupboard. French doors lead directly from the kitchen into a west-facing garden, ideal for entertaining or enjoying peaceful outdoor moments. The garden is beautifully maintained, offering several seating areas, a vegetable patch, a duck egg blue pergola, a quaint arbour reading corner and a practical shed.



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.On the ground floor, there's a modern wet-room with underfloor heating, while upstairs you'll find a stylish family bathroom featuring high-quality Italian tiling. The home also includes excellent understairs storage, and a fully boarded and insulated loft with ladder access. A Worcester Greenstar boiler provides efficient and reliable heating.

To the front, a gravel driveway offers off-road parking for three vehicles, complementing a welcoming porch entrance. The location is particularly convenient, with Bramhall Park just a short stroll away and both Bramhall and Cheadle Hulme a short drive for access to shops, schools, and transport links. Woodsmoor train station is within walking distance, and nearby amenities include a large convenience store and a lovely friendly cafe.



This is a thoughtfully maintained and stylishly updated home, offering space, light and a wonderful sense of calm. It's ideal for those seeking a characterful property in one of Bramhall's most desirable neighbourhoods. Viewing is highly recommended.

The Current Owners Love:

- Social kitchen living
- Sunset on the patio
- Period features

We Have Noticed:

- Quality period home very close to Bramhall park
- Generous plot
- Fabulous value for money





Key Features:

- Three spacious double bedrooms and two versatile reception rooms
- Well presented 1930s period family home on a generous private plot
- Large gravel driveway with parking for three vehicles
- Open-plan kitchen area with quartz worktops, Bosch double ovens, Neff five-ring gas hob, integrated appliances, and a larder cupboard
- French doors opening to a west-facing, private garden with multiple seating areas, vegetable patch, pergola, and garden shed
- Modern downstairs wet-room with underfloor heating and stylish Italian-tiled family bathroom upstairs
- Original period features including bay windows and picture rails
- Convenient location within walking distance to Bramhall Park and Woodsmoor Train Station, with easy access to local amenities and transport links
- Any Part Exchange Welcome

Tenure: Freehold

Council Tax Band: D

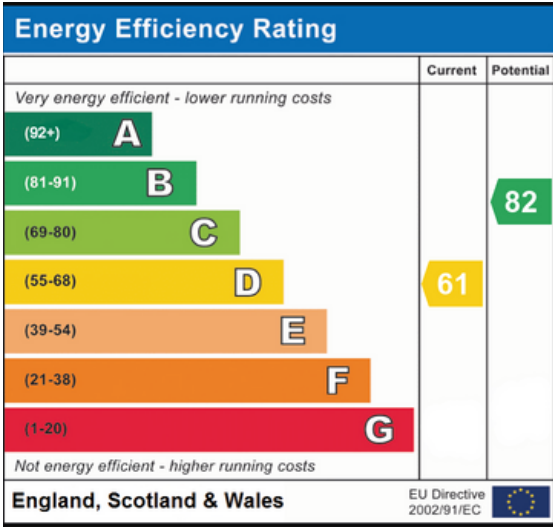
Possession: Vacant possession upon completion

Total Floor Area: 1290 sqft

Viewing: Strictly appointment only through Shrigley Rose & Co

Property Summary:

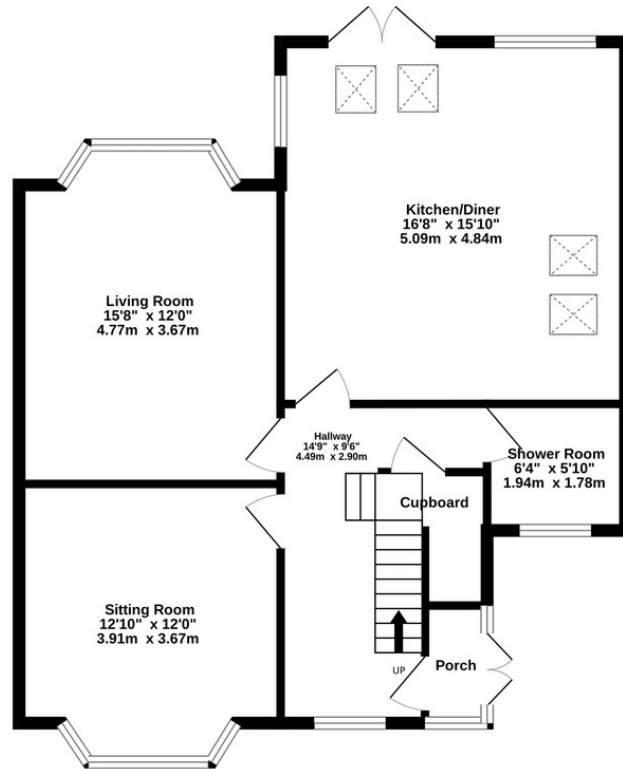
- Hallway 4.49m x 2.90m
- Sitting Room 3.91m x 3.67m
- Living Room 4.77m x 3.67m
- Kitchen/Diner 5.09m x 4.84m
- Shower Room 1.94m x 1.78m
- Landing 2.65m x 2.34m
- Bedroom 14.77m x 3.67m
- Bedroom 2 3.91m x 3.67m
- Bedroom 3 3.08m x 2.65m
- Bathroom 2.14m x 2.03m



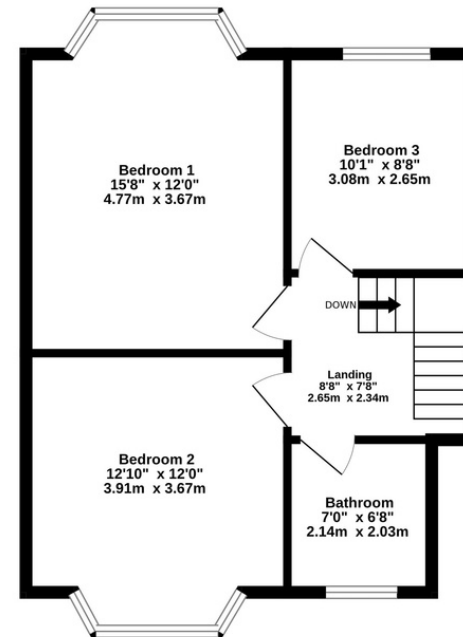


DID YOU KNOW...? YOU CAN PART EXCHANGE YOUR CURRENT HOME FOR THIS PROPERTY... HASSLE FREE.

Ground Floor
766 sq.ft. (71.1 sq.m.) approx.



1st Floor
524 sq.ft. (48.7 sq.m.) approx.



TOTAL FLOOR AREA : 1290 sq.ft. (119.9 sq.m.) approx.

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 error, 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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