



FONTHILL GROVE SALE

OFFERS OVER

£525,000

 4 BEDROOMS

 2 BATHROOMS

 3 RECEPTIONS

 EPC GRADE:- TBC



VITALSPACE
INDEPENDENT ESTATE AGENTS



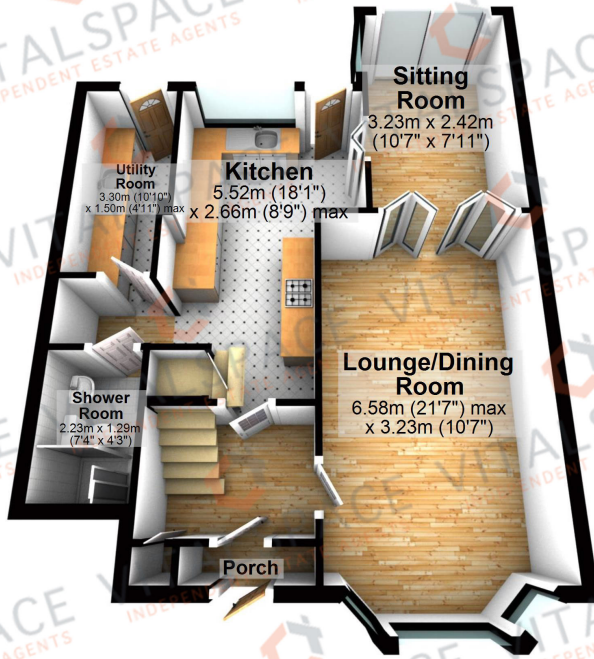
Fonthill Grove, Sale, M33 4FR

****VIDEO TOUR**** - VITALSPACE ESTATE AGENTS are pleased to offer for sale this significantly extended FOUR BEDROOM semi detached family home located on a quiet cul-de-sac, arguably one of the most sought after within the Sale area close to several highly regarded schools and excellent transport links. The property will appeal to those purchasers who are looking for more than that the average extended home. Not only does the property offer spacious and incredibly well planned accommodation but is also finished to an exacting standard throughout. In brief the accommodation comprises: a warm and welcoming entrance hallway with entry into a generously sized 21ft living dining room with bi-folding doors leading into a sitting room with sliding glass doors overlooking the mature rear garden. A spacious fitted breakfast kitchen forms the hub of the home complete with a host of wall, base and cabinet display units with contrasting worksurfaces above. A useful utility room and downstairs shower room completes the ground floor accommodation. Stairs rise to the first floor landing which provides access into four generously sized bedrooms alongside a four piece tiled family bathroom. Externally to the rear the gardens are mainly laid to lawn with timber pergola and a large paved patio area providing an excellent space for alfresco dining during those summer months alongside a useful brick built garage with a home office to the rear. The garden itself is East facing with a range of mature plants, bushes and trees and is not overlooked backing directly onto the Bridgewater Canal. To the front there are low maintenance walled gardens alongside a tegular block paved driveway providing off road parking. As mentioned, this property is situated on a quiet cul-de-sac and forms part of a much sought after location just off the ever popular Walton Road. Contact VitalSpace Estate Agents for further information or to arrange an internal inspection.





Ground Floor



First Floor



Features

- Four spacious bedrooms
- Semi detached property
- Extended accommodation
- Utility and shower room
- Quiet cul-de-sac
- uPVC double glazing
- Gas central heating
- Driveway and garage
- Large mature garden
- Viewing essential

Frequently Asked Questions

How long have you owned the property for? 39 years

When was the roof last replaced? Part replaced in 2001

How old is the boiler and when was it last inspected? Gas central heating

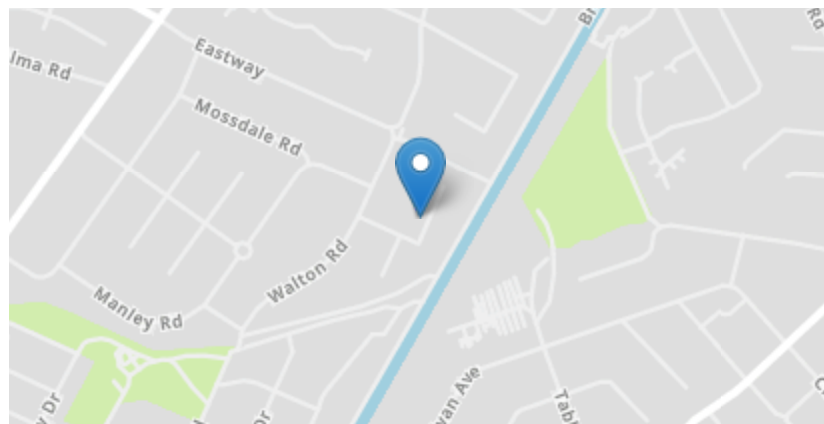
When was the property last rewired? No

Which way does the garden face? East facing rear garden

Are there any extensions and if so when were they built? Yes, 2021

Reasons for sale of property? Downsize

If you would like to submit an offer on this property, please visit our website - <https://www.vitalspace.co.uk/offer> - and complete our online offer form.



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