



# Spacious five bedroom end terrace

20 Stanley Road, Knutsford, WA16 0DE

Freehold



Sitting Room • Living room • Kitchen Diner • Utility • Five bedrooms • Family bathroom • Gym and study • Off road parking and driveway for two cars

## SITUATION

Stanley Road is conveniently situated 0.3 miles from the thriving town centre of Knutsford, one of Cheshire's prettiest towns. It lies on the edge of Tatton Park and has a wonderful range of specialist shops, restaurants and bars in addition to Waitrose and Booths supermarkets and a leisure centre. A short drive from M6 junction 19 and a 47 minute train journey to central Manchester, the property is well placed for access to the North West's commercial centres and Manchester airport is around 11.5 miles away. Golf courses abound locally and Tatton Park is a popular destination for walkers and country lovers alike, situated less than 1 mile away.

## DESCRIPTION

Located on the desirable Stanley Road in prime position just 0.3 miles from the center of Knutsford.

Wooden double gates stand on the right of the property that lead to blocked paved driveway with off road parking for two plus vehicles.

The house consists of three reception rooms on the ground floor that include a

large open plan kitchen with dining area.

There is ample storage space with ceiling to floor units lining the kitchen, a gas hob and integrated cooker.

Off the kitchen is a utility room with plumbing for a washing machine and the door leading out into the garden. The lounge runs the width of the house with high ceilings and triple aspects and there is a further sitting room at the front of the property.

Stairs lead from the hallway down to a cellar that has been tanked and is currently used as a home study/gym.

On the first floor there are five bedrooms that consist of four well sized double bedrooms and one single bedroom. There is a large family bathroom with both a bath and shower.

**Tenure**  
Freehold

**Energy Performance**  
A copy of the full Energy Performance Certificate is available upon request.

**Viewing**  
Strictly by appointment with Savills.







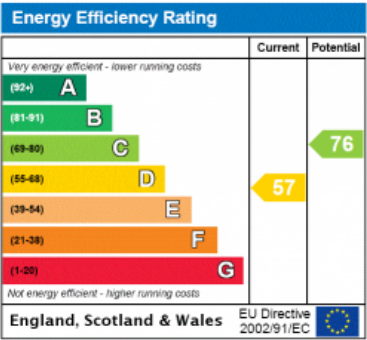


Approximate Area = 189.8 sq m / 2043 sq ft  
Including Limited Use Area (2.5 sq m / 27 sq ft)  
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Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)  
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