



## Highfield Close, Stockport,

 4 |  2 |  2

Offers  
over

£525,000





## Property Details

# Highfield Close, Stockport,

Situated on a highly sought-after development in Davenport and falling within the catchment area for the ever-popular Bramhall High School, this beautifully presented four-bedroom detached family home offers space, style, and convenience in equal measure.

Built by Jones Homes, this modern property has been thoughtfully designed for family living, boasting well-proportioned rooms throughout and presented to an excellent standard.

Step inside and you'll find two welcoming reception rooms, a stylish breakfast kitchen perfect for everyday dining, and a separate utility room for added practicality. Upstairs, there are four generously sized bedrooms — all with fitted wardrobes — with the master benefitting from its own en suite shower room. A contemporary family bathroom completes the first floor.

## Key Features

- Superb Detached House
- Four Double Bedroom
- Two Bathrooms plus downstairs WC
- Great Cul De Sac Location
- Garage and Off Road Parking
- Beautiful Gardens

### Kitchen Breakfast Room

4.37 x 2.58

Lovely open plan kitchen breakfast room with a range of wall and base units and granite worktops. Double glazed UPVC windows, tiled floor and views over the rear garden.

### Lounge

3.37 x 4.85

Beautifully decorated large living room with feature fireplace, UPVC double glazed window and double doors through to dining room

### Dining Room

3.37 x 2.77

Lovely dining room with UPVC patio doors through to garden and door through to kitchen

### Utility Room

1.64 x 1.62

Handy utility room with space for washer dryer, sink, a range of wall and base units and UPVC double glazed door to side aspect

### Garage

2.68 x 4.36

With up and over garage door offering plenty of storage

### Master Bedroom

3.38 x 4.72

With a range of fitted wardrobes, UPVC double glazed window and en-suite bathroom

### En-Suite Bathroom

1.78 x 1.58

Shower room with modern white suite

### Bedroom Two

4.36 x 3.36

Double bedroom with a range of fitted wardrobes and UPVC double glazed window offering views over the rear garden

### Bedroom Three

2.58 x 3.08

Double Bedroom with a range of fitted wardrobes and UPVC double glazed window offering views to the front aspect

### Bedroom Four

3.38 x 2.9

With a range of fitted wardrobes and UPVC double glazed window with views over rear garden

### Family Bathroom

1.84 2.12

New modern, tiled, white bathroom suite with shower over bath and UPVC double glazed window with obscured glass.

### Anti Money Laundering Checks

Please be advised that, in accordance with legal requirements and to maintain compliance with Anti-Money Laundering regulations, prospective buyers are obligated to undergo AML checks upon acceptance of their offer for the property listed in this brochure.

These AML checks are a mandatory part of the property transaction process and are designed to prevent and detect potential money laundering activities. The cost associated with each AML check is £30 per applicant, and this fee will be charged to the respective individuals undergoing the checks.

Please note that failure to comply with these AML checks may result in delays or complications in the completion of the property transaction.



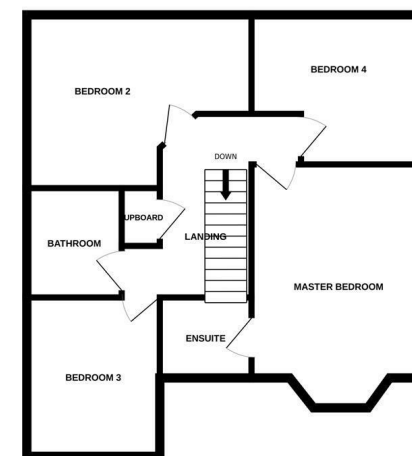
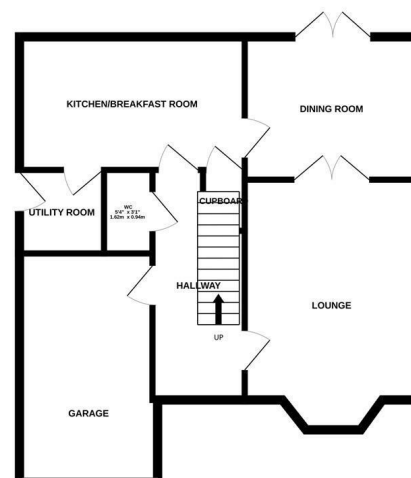


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GROUND FLOOR

1ST FLOOR




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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