



TO LET  
London Road South, Poynton

JH  
Jordan & Halstead

# Asking Price

## £2,500 pcm

### The Property

This spacious semi-detached house has been superbly extended, remodelled and refurbished to provide bright, modern and hi-spec accommodation set over three storeys.

Situated in a great position within walking distance of Poynton Village, the property enjoys fantastic access to all local amenities. Also within just a 15 minute walk is Poynton Railway Station with trains to Stockport, Macclesfield and Manchester.

The house itself comes beautifully presented and ready for immediate occupation. The main feature of the house is the stunning open-plan living dining kitchen to the rear, with bifold doors opening to the patio.

The property is approached via a generous brick-paved driveway providing ample off-road parking for multiple vehicles. To the rear is an enclosed garden laid mainly to lawn and bordered by woodlap fencing. A flagged patio provides the perfect spot for outdoor dining and entertaining.



## Material Information

Postcode – SK12 1LG

Area – Approx. 2,160 sqft

EPC Rating – C

Council Tax Band – Band C

Furnishings – Unfurnished

Available – Now

- A much-extended semi-detached house
- Four generous bedrooms
- Three bathrooms and downstairs WC
- Driveway providing ample off-road parking plus for multiple vehicles
- Walking distance to Poynton Town Centre and all local amenities
- Close to Poynton Railway Station

## Directions

From Poynton Town Centre head south towards Adlington on London Road South. After approx. 1/2 mile, the property will be seen on your left-hand side.

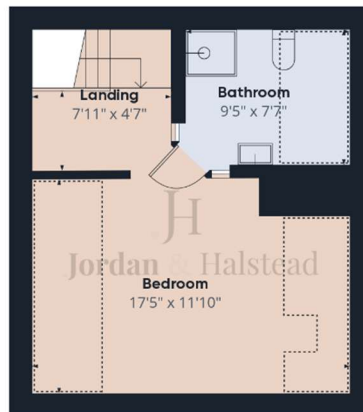




Ground Floor



Floor 2



Floor 3

Approximate total area<sup>(1)</sup>  
2160.38 ft<sup>2</sup>

Reduced headroom  
114.72 ft<sup>2</sup>

(1) Excluding balconies and terraces

☒ Reduced headroom  
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Book your valuation...

Whilst every effort has been made to ensure the information provided here is accurate, all details including written or photographic, are given in good faith. Jordan and Halstead accepts no liability for any discrepancies. These details do not constitute an offer or contract.

01625 789 060  
wilmslow@jordanandhalstead.co.uk  
82 Water Lane, Wilmslow, Cheshire, SK9 5BB