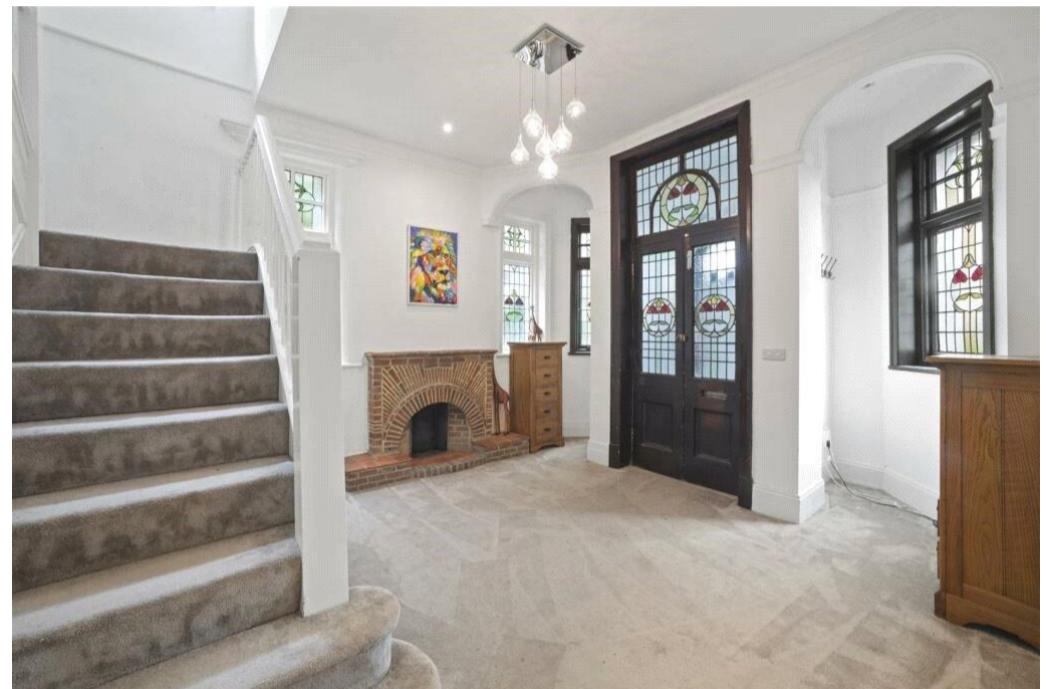


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ASKING PRICE £1,400,000

An EXCEPTIONAL EDWARDIAN detached family home with DISTINCTIVE CHARACTERISTIC FEATURES inspired by the ARTS AND CRAFTS NOUVEAU MOVEMENT. The property is located on a private tree-lined road within the OLD BROADWAY CONSERVATION AREA, and is ideally placed within walking distance to Didsbury & West Didsbury village and local reputable schools. 3003 Sq Ft.

The property is beautifully presented throughout and arranged over three floors, offering perfectly balanced family accommodation comprising of an stunning reception hallway which retains the original stained and leaded glass windows and fireplace. Stairs from the hallway lead down to the cellars.

There is a wonderful open plan living kitchen which is fitted with bespoke cabinetry and central island all complimented with solid wooden tops and integrated appliances. Bi-folding doors open out to the garden and flood the room with natural light. Adjoining the kitchen are the utility and wash rooms. Further to the ground floor is the delightful bay fronted window which enjoys views over the garden frontage.

The first floor reveals three double bedrooms with the principal benefitting from a walk through dressing room and en-suite. The floor is further served by the stylish family bathroom.

To the second floor are a further two impressive double bedrooms, and a study area. The upper floor is served by a contemporary shower room.

The property is approached via a driveway providing extensive parking. The rear garden measures in excess of 75ft, and is laid with an expanse of lawn with stocked borders and an impressive stone paved patio which provides the ideal space for entertaining in the warmer months.

3003 gross sq ft
Tax Band: G
Freehold

*"An Exceptional
Edwardian Detached
Home"*

