



## 4 Baytree Drive, Bredbury, SK6 2PX

An immaculately presented detached bungalow within easy reach of a number of local shops and facilities, Bredbury Railway Station and also well placed for access to Stockport centre and the M60 motorway. The property enjoys a sunny aspect to the rear with a colourful garden, long driveway, detached garage and greenhouse. Inside, the property offers an entrance hall, living room, fitted kitchen, dining room/bedroom three, conservatory, two further bedrooms and a modern shower room. Tenure: Freehold. Council Tax Band: d. EPC rating: D

Offers In Excess Of £300,000





### ENTRANCE HALL

14' 9" x 10' 0" 'L' shaped (4.49m x 3.05m)

### LIVING ROOM

18' 5" x 12' 5" max (5.61m x 3.78m)



### KITCHEN

10' 10" x 8' 0" (3.30m x 2.44m)

### DINING ROOM/BEDROOM THREE

10' 2" x 9' 1" (3.10m x 2.77m)



### CONSERVATORY

8' 10" x 6' 8" max (2.69m x 2.03m)



### BEDROOM ONE

11' 2" x 10' 4" (3.40m x 3.15m)



### BEDROOM TWO

10' 3" x 8' 0" (3.12m x 2.44m)



### SHOWER ROOM

6' 5" x 5' 10" (1.95m x 1.78m)



### OUTSIDE



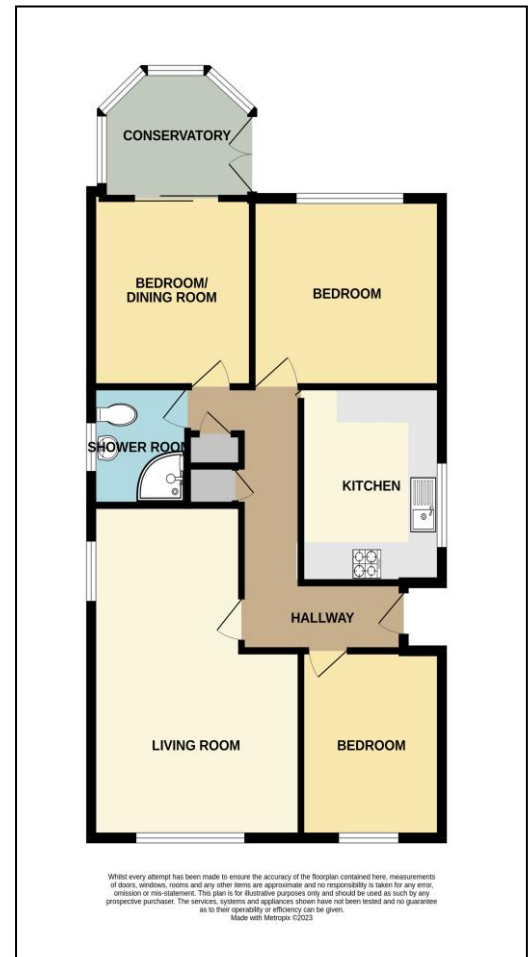
to a **DETACHED GARAGE** with greenhouse behind.



### VIEWING ARRANGEMENTS

Viewing is strictly by appointment with Thomas Lardner Romiley Office - telephone number 0161 494 5136.

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There are colourful gardens to both the front and rear, the latter enjoying a sunny aspect. A long driveway leads

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