



ASHWORTH HOLME
Sales · Lettings · Property Management



16 DOVESTON ROAD, M33 6LE
£395,000



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DESCRIPTION

A BEAUTIFULLY PRESENTED THREE BEDROOM FAMILY HOME THAT HAS BEEN UPDATED IN RECENT YEARS AND NOW REPRESENTS A PROPERTY IN AN EXCELLENT LOCATION THAT IS READY TO BE ENJOYED!

This beautifully updated three-bedroom home offers a perfect blend of modern style and practicality, making it an excellent choice for families or those looking for a home ready to enjoy from day one. Situated in a quiet and sought-after location, the property boasts spacious accommodation, a private rear garden, and off-road parking.

The ground floor features a welcoming entrance hallway, a convenient downstairs WC, and a bright and airy lounge with direct access to the garden. The modern fitted kitchen also opens to the rear garden, while a separate dining room provides access to the integral storage garage. Upstairs, there are three well-proportioned bedrooms and a contemporary family bathroom. The home benefits from double glazing throughout and is heated via a Worcester combination boiler. Externally, the rear garden is both private and mature, mainly laid to lawn with a patio area—ideal for outdoor entertaining. To the front, a driveway provides off-road parking.

Spacious, stylish, and flooded with natural light, this fantastic home offers a superb opportunity for those seeking modern living in a peaceful yet convenient location.

NO ONWARD CHAIN. Freehold.

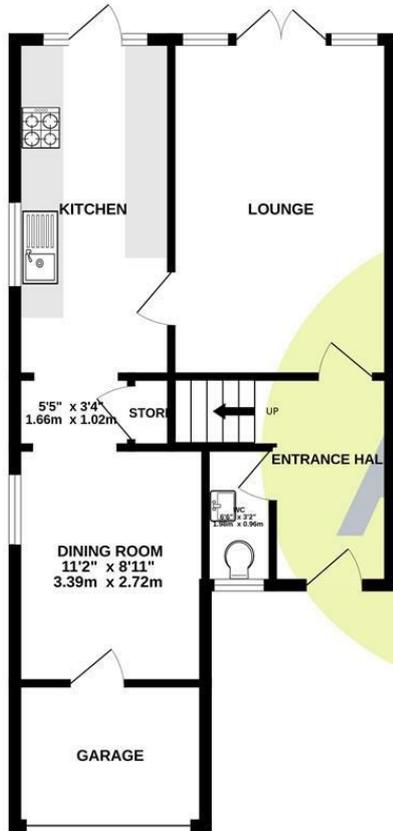
KEY FEATURES

- Fully Updated Throughout
- Park Road Primary catchment area
- Downstairs WC & Contemporary Bathroom
- Off-Road Parking & Storage Garage
- Three Well-Proportioned Bedrooms
- Contemporary fitted kitchen with garden access
- Easy walking distance of the Metrolink
- Quiet & Sought-After Location

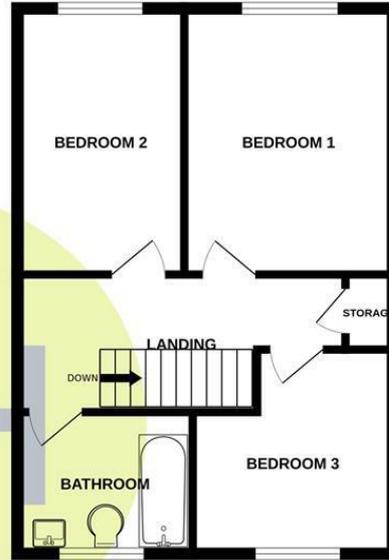




GROUND FLOOR
554 sq.ft. (51.5 sq.m.) approx.



1ST FLOOR
453 sq.ft. (42.1 sq.m.) approx.



TOTAL FLOOR AREA: 1007 sq.ft. (93.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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 operation or efficiency can be given.
Made with Metropix 6/2025

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
		74	88

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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