

# FULSHAW AVENUE

## WILMSLOW



Andrew J Nowell  
& Company

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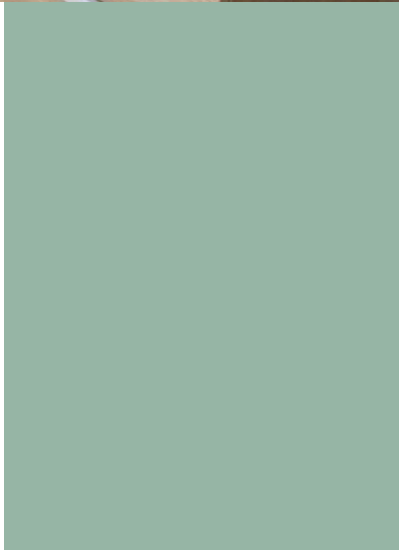
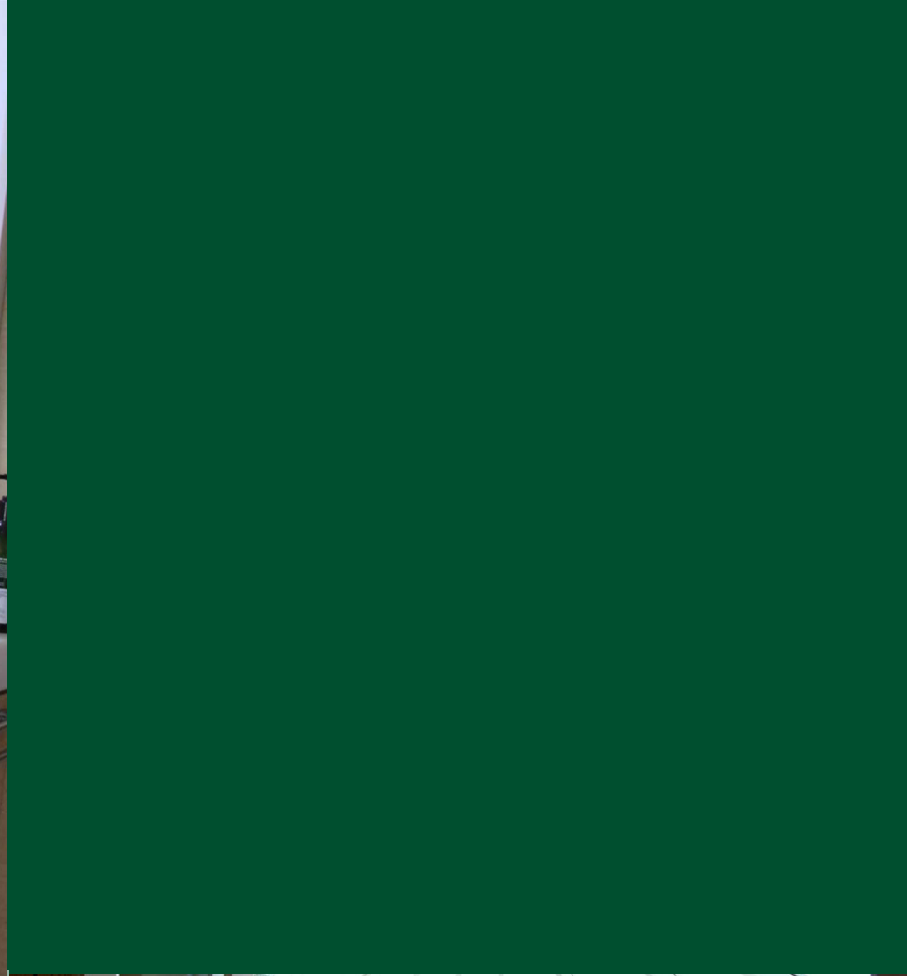
## 8A FULSHAW AVENUE, WILMSLOW, CHESHIRE, SK9 5JA



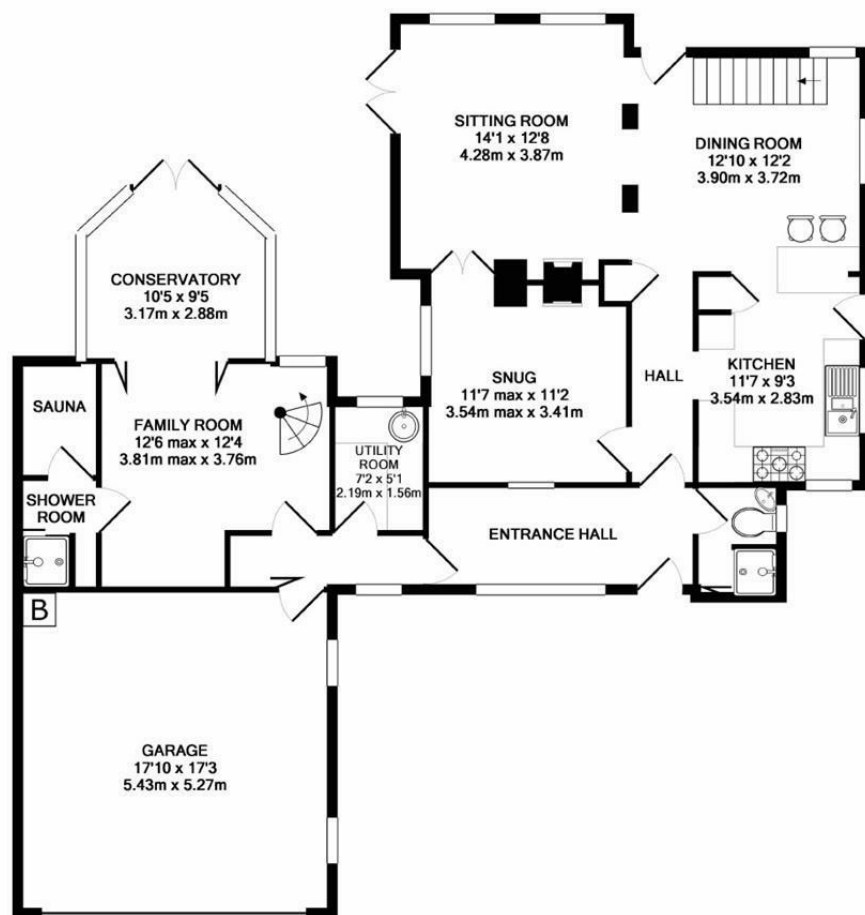
We are delighted to offer for rental this unique and individually designed property, oozing with character and features. The property is well located on a quiet cul de sac within easy access of both Wilmslow and Alderley Edge. The property is set well back from the road and benefits from an impressive entrance gravel driveway and front gardens. In brief, the accommodation comprises of large entrance hallway with downstairs shower room. Door to the right leading to open plan living area consisting of kitchen, raised dining area and sitting room. There is also a separate snug with woodburner. Stairway leading to a galleried landing with study plus three bedrooms and a family bathroom. To the left of the hallway is a utility room, music room and conservatory plus a sauna with separate shower and internal access to the double garage with electric doors. From the music room, there is a cast iron stairway leading to a large master bedroom suite with dressing room and ensuite. Externally the property is set in a large plot and benefits from a low maintenance paved garden area to the rear which is great for entertaining. Offered on a fully furnished basis. Available Immediately.

Deposits: In most cases a deposit equal to one months rent is required upon completion of references. This may increase where the tenants have pets or the value of fixtures & fittings or furnishings within the property are particularly high.









GROUND FLOOR  
APPROX. FLOOR  
AREA 1402 SQ.FT.  
(130.3 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 988 SQ.FT.  
(91.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 2390 SQ.FT. (222.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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8 London Road, Alderley Edge, Cheshire, SK9 7JS

mail@andrewjnowell.co.uk

01625 585 905

www.andrewjnowell.co.uk

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& Company