



**103 Birtles Road, Macclesfield, SK10 3JG**

£550,000



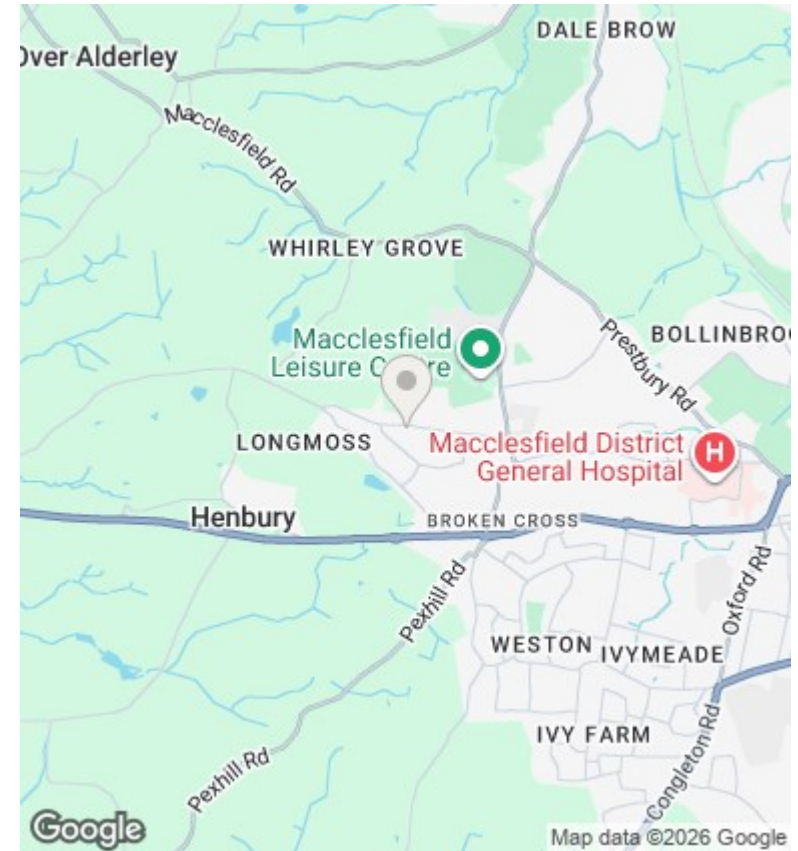


**Total: 1546 sq. Ft, 144 m2**

Ground Floor: 1109 sq. Ft, 103 M2, 1st Floor: 437 sq. Ft, 41 m2

Excluded Areas: Covered Patio: 123 sq. Ft, 11 M2, Deck: 252 sq. Ft, 23 M2, Rear Garden: 870 sq. Ft, 81 M2, Open To Below: 13 sq. Ft, 1 M2, Walls: 164 sq. Ft, 15 m2

Created By Sona Media. Measurements Deemed Highly Reliable But Not Guaranteed.



## Directions

## Viewings

Viewings by arrangement only. Call 01625 430044 to make an appointment.

## Council Tax Band

D

## EPC Rating:

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