



69 Lindsay Street, Stalybridge, SK15 2NL

£800

A Wilson Estates are delighted to offer To Let this two bedroom end terrace house on Lindsay Street in Stalybridge. Located on a quiet residential street with plenty of local amenities, schools, sporting facilities and countryside and canal walks. A short walk to Stalybridge town centre which offers dining and entertainment options, supermarkets, parks, and rail and bus links into Manchester, Yorkshire and the Peak District.

Early viewing is highly recommended. Please call A Wilson Estates on 0161 303 9886 to arrange a viewing.

Briefly the property comprises:~

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, Stalybridge, SK15 2NL

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Entrance Vestibule

uPVC double glazed door and window to front elevation. Carpet.

Lounge

uPVC double glazed window to front elevation. Electric wall mounted fire. Lighting, radiator, carpet, blinds, and curtains.

Dining Kitchen

Wooden door and uPVC double glazed window to rear elevation. Fitted wall and base units with coordinating work surfaces. Stainless steel single sink unit with mixer tap. Integrated electric oven and gas hob. Part tiled walls, lighting, radiator, blinds, vinyl flooring, and under stair storage cupboard.

Stairs and Landing

Wooden handrail. Lighting, carpet, and loft access.

Bedroom One

uPVC double glazed window to front elevation. Bedroom suite comprising wardrobes, cabinets, drawers and dressing table. Freestanding electric fire with surround. Lighting, radiator, carpet, blinds, and curtains.

Bedroom Two

uPVC double glazed window to rear elevation. Lighting, radiator, carpet, and curtains.

Bathroom

uPVC double glazed window to rear elevation. Three piece bathroom suite comprising low-level WC, hand wash basin, and panelled bath with

electric shower over. Part tiled walls, lighting, radiator, vinyl flooring, and built in storage cupboard.

Externally

Enclosed yard to rear with laid to flags and outbuilding storage.

Additional Information

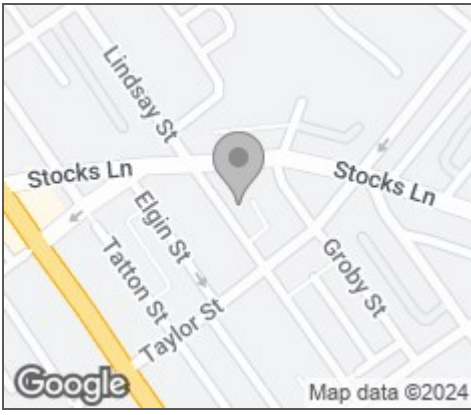
Council Tax Band : A

EPC Rating : E

Holding Deposit : £184

STRICTLY NO PETS AND SMOKING POLICIES APPLY





Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.

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	

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	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

122 Mottram Road, Stalybridge, Cheshire, SK15 2QU

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