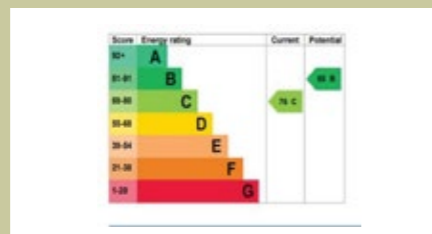


**3 CHERRY TREE COURT**  
 Chapel-En-Le-Frith  
**£275,000**



Measurements are approximate. Not to scale. Illustrative purposes only.  
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THE AREAS LEADING ESTATE AGENCY

A modern and substantial townhouse with four bedrooms and integral garage. The property has accommodation spread over three floors and includes an ensuite shower room to master bedroom, first floor living room and small garden to the rear.

Chapel-En-Le-Frith

27 Market Street, CHAPEL-EN-LE-FRITH, High Peak SK23 0HP

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gascoignehalman.co.uk



**GASCOIGNE HALMAN**

- Modern Townhouse
- Four Bedrooms
- Ensuite to Master Bedroom

- Garage and Parking
- Convenient Location

£275,000

3 CHERRY TREE COURT

Chapel-En-Le-Frith



A modern and substantial townhouse with four bedrooms and integral garage. The property has accommodation spread over three floors and includes an ensuite shower room to master bedroom, first floor living room and small garden to the rear.

The property is warmed via gas central heating and is fully double glazed, has a separate utility room on the ground floor and internal access to the garage.

The home is located in a convenient position close to the town centre and within easy reach of the local amenities including local shops, doctors, cafes and schools.

In a little more detail, the accommodation on offer comprises an entrance hallway with access to the integral

garage, downstairs WC, utility room and kitchen dining room to the ground floor with has a range of fitted wall and base units and double glazed door opening onto the rear garden. The first floor has a landing with lounge which overlooks the front and has an electric fire in fireplace. The master bedroom has fitted wardrobes and an ensuite shower room off. The second floor houses the three remaining bedrooms which are served by the family bathroom complete with WC, wash basin and bath with shower above.

Externally there is off road parking to the front on the block paved driveway which leads to the garage and front door. To the rear there is a small paved garden enclosed by fencing.

#### LOCATION

Chapel-en-le-Frith, known as 'The Capital of the Peak' nestles in an upland valley in the High Peak and is surrounded by dramatic landscape of gritstone ridges and shapely hills. The town takes its name from a small chapel built in 1225 by the keepers of the Royal Forest that is now the Church of St Thomas Becket, where 1,500 Scottish soldiers were imprisoned during the Civil War. The historic town centre also features a traditional marketplace which still has its original renowned stocks which the local cafe takes its name. A common phrase you here many resident say is "We are so lucky to live here" even after living in the town for decades. That is further, solid evidence, if ever it was needed that Chapel-en-le-Frith and its

surrounding towns and villages are an excellent place to set up home.

#### DIRECTIONS

SK23 9HF for your Sat Nav

#### TENURE

LEASEHOLD Subject to Verification by Solicitors

#### SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

#### LOCAL AUTHORITY

High Peak Borough Council

#### VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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