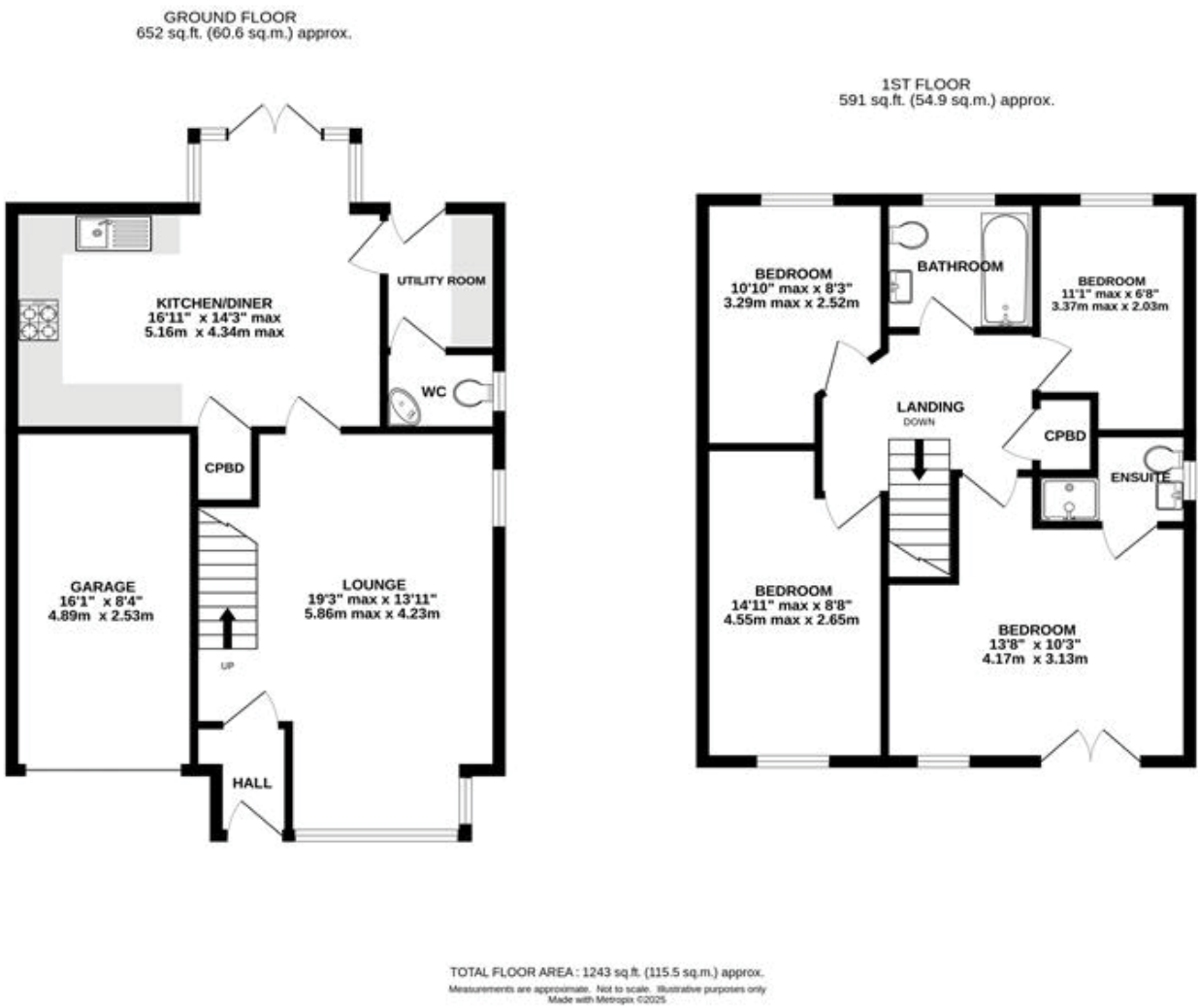


32 SOVEREIGN WAY
Chapel-en-le-Frith
£390,000



NOTICE
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THE AREAS LEADING ESTATE AGENCY

Chapel-En-Le-Frith
27 Market Street, CHAPEL-EN-LE-FRITH, High Peak SK23 0HP
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A beautifully presented four bedroom detached home on a popular, modern development with integral garage. The property offers well proportioned accommodation with a bay fronted lounge and kitchen diner to the ground floor; a generous master bedroom with ensuite shower room, and three further bedrooms and family bathroom on the first floor. In addition to the living accommodation there is the benefit of a utility room and downstairs WC. There are contemporary fittings throughout including the kitchen and both bathrooms as well as an attractive Juliette balcony off the master bedroom. An integral garage provides useful storage and provides an opportunity to convert into another reception room subject to any relevant planning consents.

GASCOIGNE HALMAN

- Four Bedroom Detached
- Ensuite to Master Bedroom
- Integral Garage
- Popular Development
- Utility Room
- Viewing Recommended

£390,000

32 SOVEREIGN WAY

Chapel-en-le-Frith



In a little more detail, the accommodation on offer comprises an entrance hallway with space for cloaks and shoe storage which opens into the lounge with double glazed bay window to the front and staircase leading to the first floor. The kitchen diner has a range of modern, high gloss wall and base units with wood effect worktops over, inset stainless steel sink and integrated appliances. There is an under stairs pantry cupboard with fitted shelving and space for a dining table and double glazed bay with double doors opening onto the garden. There is a utility room with plumbing for washing machine and access to the downstairs WC with wash basin. The first floor has a landing with useful storage cupboard, master bedroom with double glazed window and Juliette balcony

looking out to the front and ensuite shower room comprising WC, wash basin and shower cubicle with glass screen and tiled splashbacks. Bedrooms three and four look out to the rear over the garden and bedroom two looks out to the front. These three bedrooms are served by the family bathroom complete with WC, wash basin and bath with shower over, glass screen and tiled splashbacks. Externally there is a small garden to the front and driveway providing off road parking for two cars and access to the garage via up and over door to the front. The rear garden has a paved patio seating area leading onto the garden which is mainly laid lawn, with summer house, surrounded by flowerbeds and raised flowerbeds, all enclosed by timber 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 0RJ 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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