



**Jordan fishwick**

3 SEYMOUR GROVE MARPLE STOCKPORT SK6 6NR  
Per Calendar Month £1,650 Per



## 3 SEYMOUR GROVE MARPLE STOCKPORT SK6 6NR

Located on a quiet cul-de-sac close to Rose Hill Primary School and superbly positioned for all Marple's amenities, a modern four bedroom detached family home. Very well presented and neutral decor throughout. Comprising: entrance porch, living room, dining room, fitted kitchen, conservatory, four first floor bedrooms, bathroom with separate shower, additional wc, Garage, driveway, enclosed gardens, pvc double glazing and gas central heating. Available immediately and unfurnished.

### GROUND FLOOR

Porch

Living Room  
14'0" x 10'11"

Dining room  
11'6" x 9'2"

Kitchen  
10'0" x 7'10"

Conservatory  
9'0" x 7'11"

### FIRST FLOOR

Landing

Bedroom One  
14'9" x 9'6"

Bedroom Two  
10'11" x 9'6"

Bedroom Three  
9'3" x 6'11"

Bedroom Four  
7'10" x 7'0"

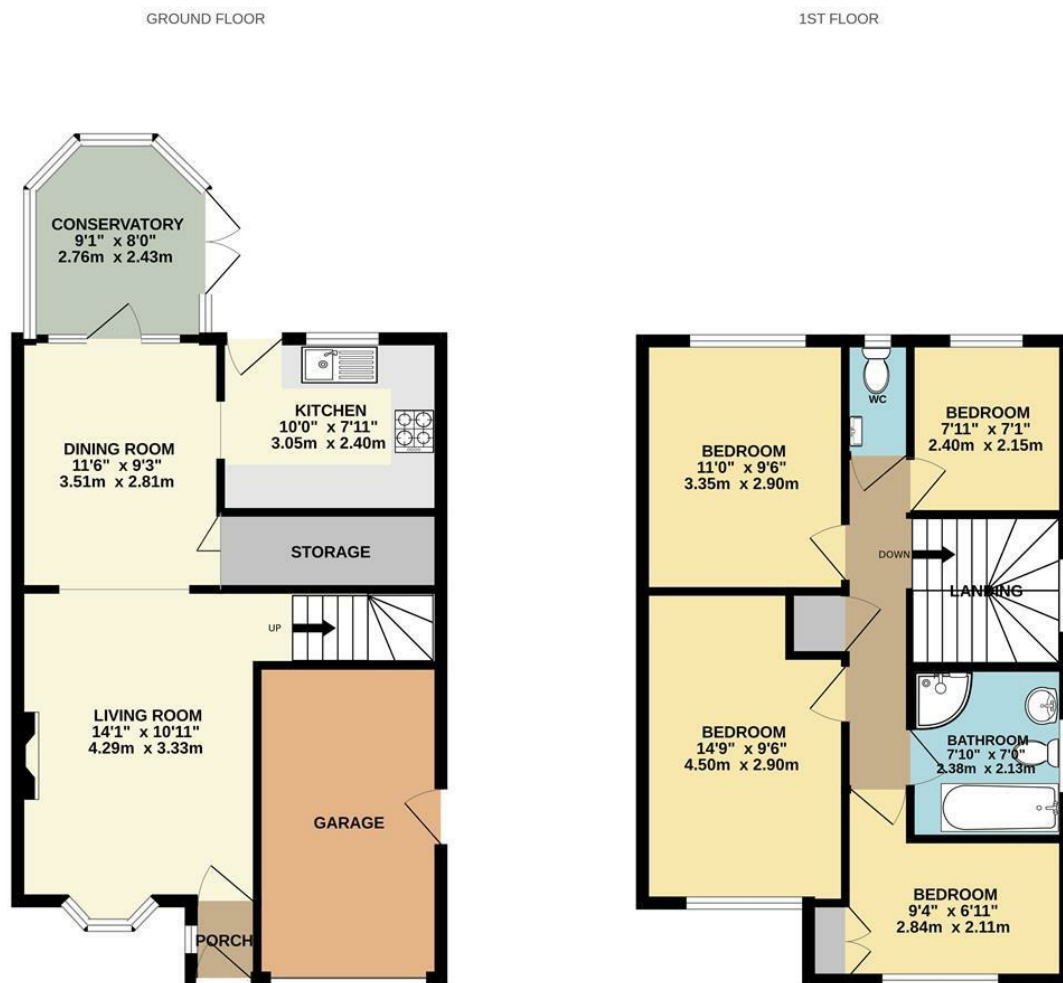
Bathroom  
7'9" x 6'11"

WC

OUTSIDE

Garage

Driveway and Gardens



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.  
Made with Metropix G2024

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			
<b>England &amp; Wales</b>		65	80
		EU Directive 2002/91/EC	