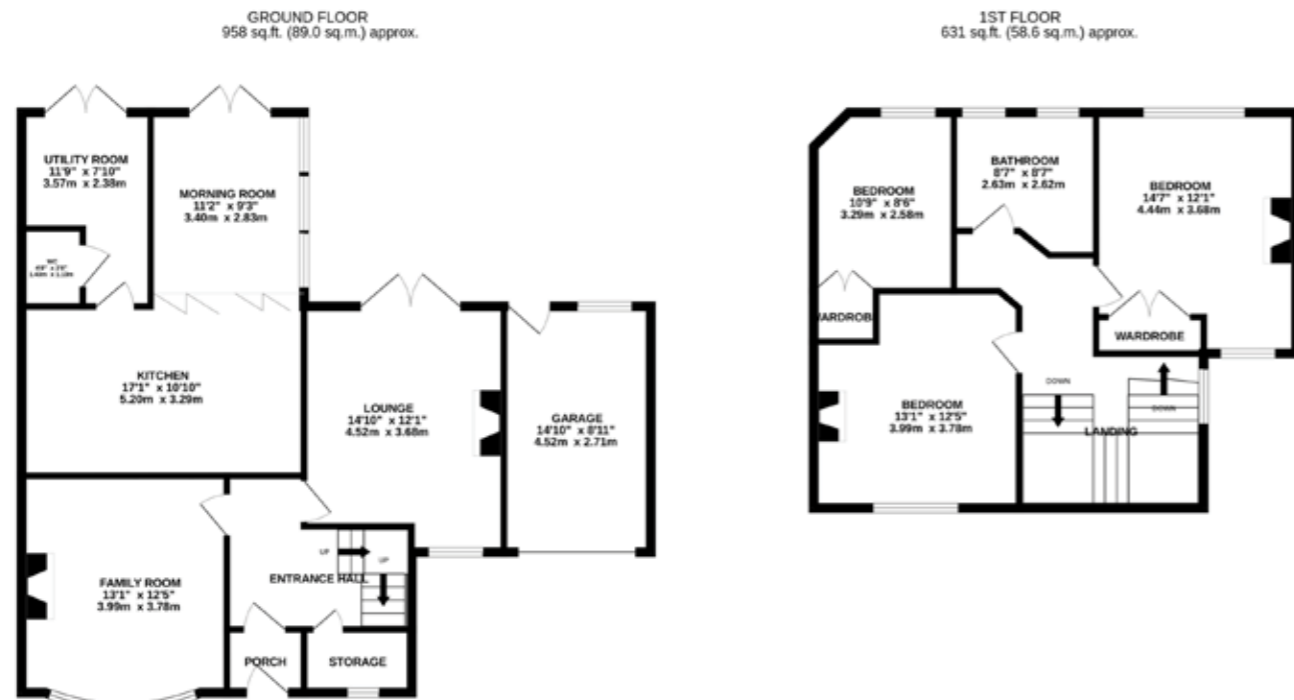
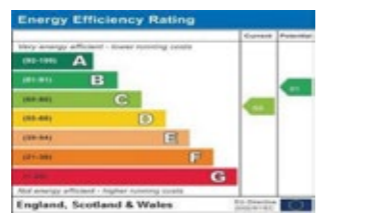


283 LONGHURST LANE
Mellor
£695,000



TOTAL FLOOR AREA: 1589 sq.ft. (147.6 sq.m.) approx.
 Measurements are approximate. Not to scale. Illustrative purposes only.
 Made with Memphis ©2024



NOTICE
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THE AREAS LEADING ESTATE AGENCY

Marple Bridge
 10, Town Street, MARPLE BRIDGE SK6 5DS
 0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk



An attractive THREE DOUBLE bedroom family home positioned in the popular village of Mellor with GLORIOUS VIEWS to the rear and enjoying well-maintained and spacious accommodation. Good sized garden, garage and off road parking for several vehicles.

GASCOIGNE HALMAN

- SEMI RURAL HOME WITH VIEWS YET STILL CONVENIENT FOR AMENITIES
- THREE DOUBLE BEDROOM FAMILY HOME
- SCOPE FOR FUTURE EXTENSION (subject to planning)
- ATTRACTIVE DECOR THROUGHOUT

- GOOD SIZED KITCHEN/MORNING ROOM AND SEPARATE UTILITY ROOM
- GARAGE AND GOOD SIZED DRIVEWAY
- DOWNSTAIRS WC
- GOOD SIZED LAWNED REAR GARDEN

£695,000

283 LONGHURST LANE

Mellor



DESCRIPTION

This lovely family home is set well back from Longhurst Lane and enjoys an elevated position in a beautiful semi-rural location, close to the open countryside but also within easy reach of local facilities. With stunning views to the front and rear, this beautiful property has a wealth of period features and has been lovingly improved over the years.

It comprises, in brief, of a spacious entrance hall with wide switchback staircase, living room with a feature fire place and log burner, sitting room with double doors to the rear garden, and a delightful kitchen diner which opens through to the garden room, downstairs wc and separate utility room.

To the first floor, there are three double bedrooms and a delightful family bathroom with walk-in shower. Externally the property is approached by a generous driveway with room for several cars, there are good-sized front and rear gardens, and worthy of particular mention is the stunning view to the rear across farmland towards Mellor Church. There is also a garage providing useful storage.

LOCATION

Mellor is situated on the edge of the Peak District, close to some of Cheshire and Derbyshire's finest countryside and it boasts a popular primary school, country pubs, horse-riding, a golf club and Mellor Sports Club, which offers floodlit tennis, cricket and lacrosse. Locally, both Marple Bridge and Marple offer a wide range of shops, restaurants, educational and recreational facilities. For walking enthusiasts, Cobden Edge and the Roman Lakes offer endless possibilities. For the commuter, Marple and Rose Hill stations are served by frequent services to Manchester city centre, the Peak District and Sheffield and the access points to the North West motorway network can be found at Stockport East and Bredbury junctions (M60).

DIRECTIONS

SAT NAV - SK6 5PW

TENURE

Freehold. To be confirmed by Solicitors **SERVICES (NOT TESTED)**

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

LOCAL AUTHORITY

Stockport MBC. Council Tax Band: F

VIEWING

Viewing strictly by appointment through the Agents.

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



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GASCOIGNE HALMAN