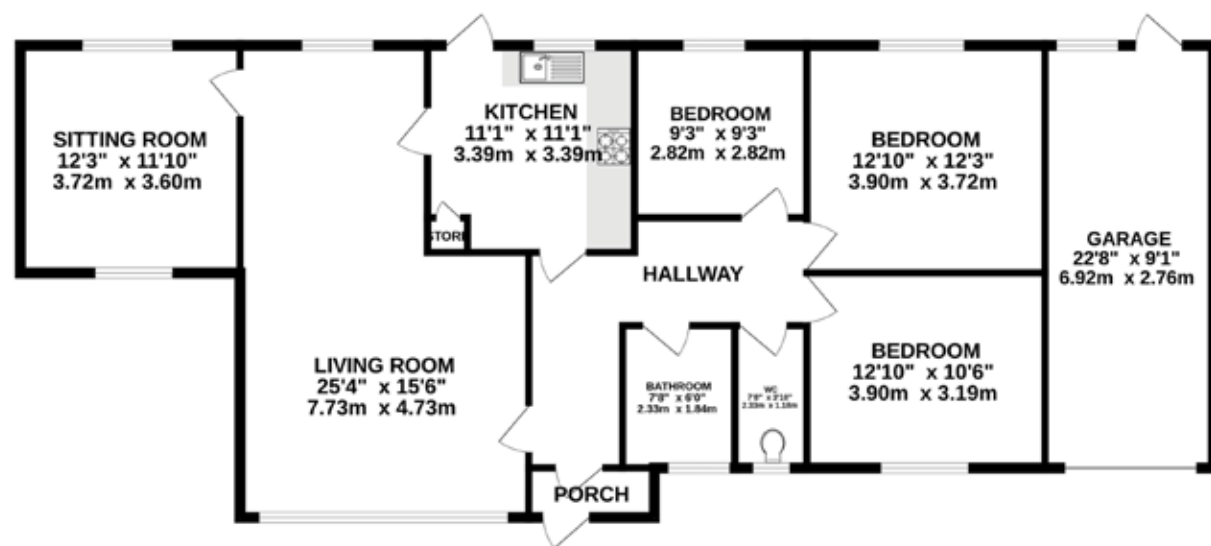


KINDER DRIVE

Marple

£600,000

GROUND FLOOR
1391 sq.ft. (129.2 sq.m.) approx.



TOTAL FLOOR AREA: 1391 sq.ft. (129.2 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
Made with floorplan 2024



NOTICE

Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Marple Bridge

10, Town Street, MARPLE BRIDGE SK6 5DS

0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

Tucked away on a no through road and boasting a PICTURESQUE CANALSIDE POSITION and pleasant views we offer to the market this spacious THREE BEDROOM detached bungalow which offers the chance for a purchaser to put their own stamp on a home. GARAGE and off road parking. NO CHAIN!

- THREE BEDROOM DETACHED BUNGALOW
- TREMENDOUS SCOPE FOR FURTHER EXTENSION OR TO ENHANCE
- HIGHLY DESIRABLE POSITION A SHORT DISTANCE FROM MARPLE CENTRE

- ELEVATED POSITION MAKING FOR EXCELLENT VIEWS
- THREE GOOD SIZED BEDROOMS
- GARAGE AND OFF ROAD PARKING
- WELL STOCKED GARDEN TO THE REAR

£600,000

KINDER DRIVE
Marple



DESCRIPTION

The property offers well laid out accommodation comprising; entrance porch, hall, open lounge dining room, kitchen, three good sized bedrooms, bathroom and WC. The loft space has the potential to be converted into further accommodation, subject to planning approval. Outside there is a garage/workshop and garden shed and greenhouse.

This picturesque semi-rural location has many scenic walks along the Peak Forest Canal and the River Goyt attracting anglers and walkers alike. Kinder Drive is within minutes from the centre of Marple with local shops, restaurants, cafés and many other amenities nearby.

The town is well linked for commuters with regular bus routes and serviced by two train stations.

LOCATION

Marple is a small town situated on the edge of beautiful countryside, yet Manchester city centre is less than 30 minutes away by train. Boasting parks and extensive recreational facilities, it is situated where the Peak Forest and Macclesfield canals meet and the canal towpaths provide extensive and beautiful walks. The centre hosts a wide selection of cafes, restaurants and bars, it also is the home of a popular independent cinema and many social and sports organisations and clubs are close by. There are regular well attended

community events throughout the year which add to Marple's friendly atmosphere. There are a number of well-regarded educational establishments in the area, from nursery schools to the Marple campus of Cheadle and Marple Sixth Form College. Marple station provides services to Manchester city centre and Sheffield whilst Rose Hill station provides commuter services to Manchester. The access points to the motorway network can be found at Bredbury and Stockport East junctions.

DIRECTIONS
SAT NAV SK67BU

TENURE

To be confirmed.

SERVICES (NOT TESTED)

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

LOCAL AUTHORITY

Stockport Council Council Tax Band : F

VIEWING

Viewing strictly by appointment through the Agents.

T W E N T Y N E T W O R K E D O F F I C E S T H R O U G H O U T C H E S H I R E , S O U T H M A N C H E S T E R & T H E H I G H P E A K



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