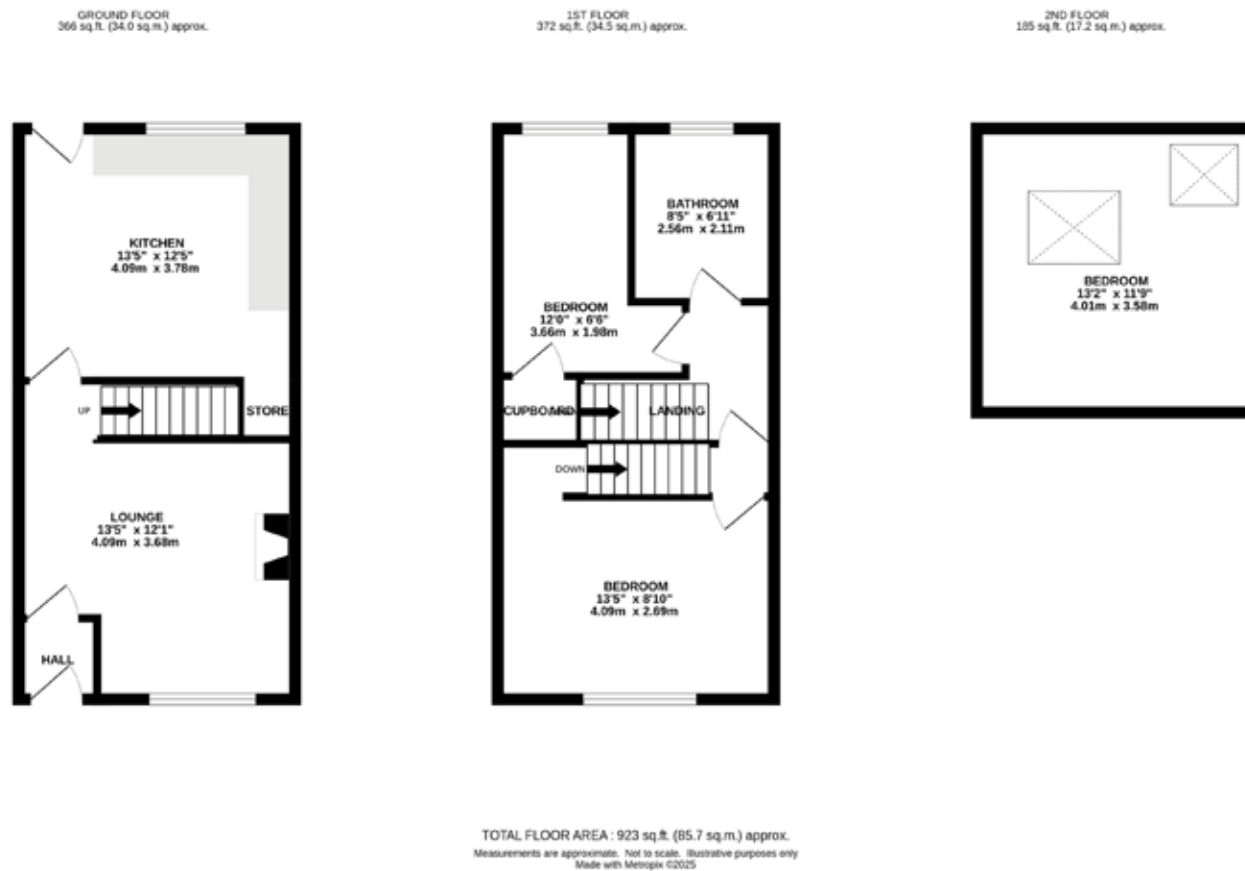


13 TOWNLEY TERRACE
Canal Street, Marple
OFFERS OVER
£300,000



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

A beautifully appointed THREE bedroom mid terrace property situated in a highly sought after central Marple location. Accommodation over three floors and benefitting from a modern FITTED KITCHEN, stylish bathroom, and landscaped GARDEN. Glorious views overlooking the Peak Forest Canal

- THREE BEDROOMS TERRACE IN A CENTRAL MARPLE POSITION
- PRIVATE, LANDSCAPED REAR GARDEN WITH REAR ACCESS
- ACCOMMODATION OVER THREE FLOORS
- MODERN KITCHEN AND BATHROOM
- CENTRAL MARPLE POSITION
- EASY ACCESS TO WALKS ALONG THE PEAK FOREST CANAL
- WELL PRESENTED THROUGHOUT

**OFFERS OVER
£300,000**

13 TOWNLEY TERRACE
Canal Street, Marple



DESCRIPTION

Situated close to the many facilities of Marple centre on the banks of the Peak Forrest Canal with beautiful walks on the doorstep, this most attractive property is bound to appeal to many potential purchasers. The tastefully presented accommodation briefly comprises; entrance vestibule, lounge with a feature fireplace, and a recently re-fitted dining kitchen with access out to the rear garden. To the first floor there are two bedrooms and a family bathroom. On the second floor there is a large double bedroom with velux windows and views across the Peak Forest Canal.

Externally, there is a very pleasant low maintenance rear garden which offers paved seating areas and is intersected by a long gravel pathway bordered by well stocked flower beds. The property overlooks the Peak Forest Canal to the rear which provides very pleasant walks, and the picturesque Marple Marina is close by. NB we are instructed that free residents' parking permit will be available for purchasers of this property.

LOCATION

Marple offers a wide range of shops, restaurants, educational and recreational facilities. For the commuter both Marple and Rose Hill stations offer services to Manchester city centre and the access points to the Northwest motorway network can be found at Stockport East and Bredbury junctions.

DIRECTIONS

SAT NAV - SK66BL

TENURE

Freehold

SERVICES (NOT TESTED)

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

LOCAL AUTHORITY

Stockport MBC

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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