



**TO LET**

**26 Sandpiper Drive, Adswold, Stockport, SK3 8UL**

**£1,100 Per month**

- Capacious Two Bedroomed Mid-Terraced Property
- Reception Room with Ample Dining Space to the rear
- Second Single Bedroom/ Home Office
- Off-Road Parking via Driveway for One Vehicle
- Situated in a Quiet Cul-de-Sac location
- Fitted Kitchen with Integrated Appliances
- Large Double Bedroom
- Modern Family Bathroom with Shower
- Private and Enclosed Lawned Garden to the Rear
- Available Immediately



## Directions

From our office on Pepper Road, head to Bramhall Moor Lane and turn right, heading towards Jacksons Lane. At the roundabout, take the third exit onto Bridge Lane and continue down to the large roundabout at the bottom, taking the Second exit onto Bramhall Lane. Continue on Bramhall Lane, through Davenport before turning left onto Cale Green. Take the second left turn, down Adswood Lane West and continue to the bottom of Adswood Road. At the bottom turn left to continue on Adswood Road, taking the fourth right turn onto Siddington Avenue. Make an immediate right turn onto Sandpiper Drive, and the property is at the bottom of the cul-de-sac, on the right hand side.

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## THE PROPERTY

Situated in a Quiet Cul-de-Sac within close proximity to Excellent Transport Links, an Array of Amenities and Reputable Schools, this Capacious Two-Bedroom Mid-Terraced Home Offers Ideal Living Space for a professional couple looking for a cozy home. or for a Small Family looking to create a base for the next part of their lives.

In brief, the accommodation comprises; Entrance into a Hallway with a Compact and Fully Functional Kitchen to the left hand side, complete with integrated Oven, Gas Hob and Extractor Fan. To the rear is a Capacious Reception Room with Ample Dining and Living Space, with double Patio Doors leading out to a Private Rear Garden. Stairs lead from the Reception Room to the First Floor Landing, with a Generous Double Bedroom situated to the rear, with a Second Single Bedroom alongside a Modern Family Bathroom, complete with low-level suite and shower above the bath.

Externally, there is Off-Road Parking via a Tarmacked Driveway for One Vehicle, and an Enclosed Lawned Garden to the rear. The property is offered on an Unfurnished Basis and is Council Tax Band- B. Strictly NO Smokers and No Pets. EPC Grade- D. Available Immediately.

## SITUATION