



GLEN HEATON

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18 Hartland Close, Offerton

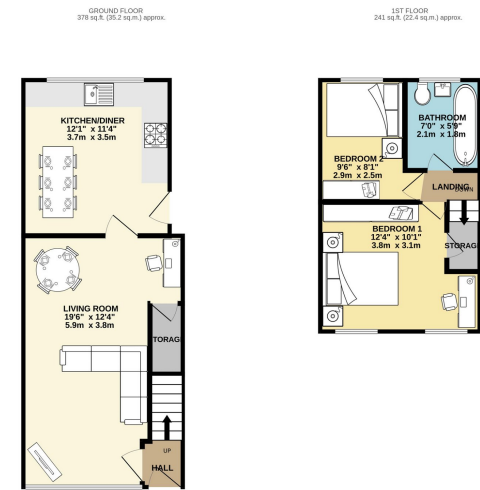
Offers Over £220,000

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- Please Quote Ref GH702
- Quiet Cul De Sac
- Off Road Parking
- Extended Kitchen Diner
- Two Double Bedrooms
- South Facing Garden
- Walking Distance To Outstanding Local Schools
- Woodland Walks Close By





TOTAL FLOOR AREA: 420 sq ft (37.4 sq m) approx.
 While every effort has been made to ensure the accuracy of the figures contained here, measurements of which are not intended to be used as a basis for any legal proceedings, the undersigned shall not be liable for any errors or omissions. The terms, conditions and applicable laws have not been tested and no guarantee is given for the accuracy of the data.

Welcome To Hartland Close, Offerton. A superb two double bedroom extended semi detached home located in a quiet cul de sac.

11/024 137 FM Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)																																		
16, Hartland Close STOCKPORT SK10 5SE	Energy rating D	Valid until: 4 December 2028 Certificate number: 9249-3952-7929-8098-2255																																
Property type	Semi-detached house																																	
Total floor area	72 square metres																																	
Rules on letting this property																																		
Properties can be let if they have an energy rating from A to E.																																		
You can read guidance for landlords on the regulations and exemptions https://www.gov.uk/guidance/landlords-on-the-requirements-and-exemptions https://www.gov.uk/guidance/landlords-on-the-requirements-and-exemptions																																		
Energy rating and score																																		
This property's energy rating is D. It has the potential to be B.		The graph shows this property's current and potential energy rating.																																
See how to improve this property's energy efficiency.		Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.																																
<table border="1"> <thead> <tr> <th>Score</th> <th>Energy rating</th> <th>Current</th> <th>Potential</th> </tr> </thead> <tbody> <tr> <td>92-100</td> <td>A</td> <td></td> <td></td> </tr> <tr> <td>81-91</td> <td>B</td> <td></td> <td></td> </tr> <tr> <td>69-80</td> <td>C</td> <td></td> <td></td> </tr> <tr> <td>55-68</td> <td>D</td> <td>42</td> <td>55</td> </tr> <tr> <td>39-54</td> <td>E</td> <td></td> <td></td> </tr> <tr> <td>21-38</td> <td>F</td> <td></td> <td></td> </tr> <tr> <td>1-20</td> <td>G</td> <td></td> <td></td> </tr> </tbody> </table>		Score	Energy rating	Current	Potential	92-100	A			81-91	B			69-80	C			55-68	D	42	55	39-54	E			21-38	F			1-20	G			For properties in England and Wales: the average energy rating is D the average energy score is 60
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https://find-energy-certificate.service.gov.uk/energy-certificate/9249-3952-7929-8098-2255?print=true

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