



GLEN HEATON

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Cornwall Crescent, Brinnington, Stockport, SK5 8HB

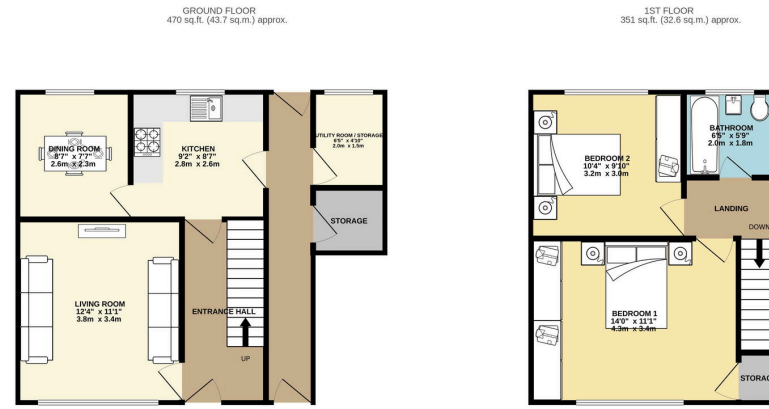
Offers Over £160,000

2 1 1



- Please Quote Ref GH702
- No Onwards Chain
- Seperate Utility Room
- Walking Distance To Outstanding Local Schools
- Walking Distance To Brinnington Train Station
- Off Road Parking
- Two Double Bedrooms
- Potential To Extend
- Woodland Walks Close By





TOTAL FLOOR AREA: 821 sq.ft. (76.2 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their condition or efficiency can be given. Made with Metrepx ©2024

Open Day Sunday 20th October, Call To Book Your Time Slot.

Welcome To Cornwall Crescent, Brinnington, A Spacious Two Double Bedroom Semi Detached Home.

19/10/2024, 15:42 Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)																																		
30 Cornwall Crescent STOCKPORT SK5 5BE	Energy rating A	Valid until 15 October 2034																																
Certificate number: 9515-3942-3228-7134-0204																																		
Property type	End terrace house																																	
Total floor area	69 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#energy-efficiency-standards-landlord-guidance																																		
Energy rating and score																																		
This property's energy rating is A. It has the potential to be A.		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>39-45</td> <td>A</td> <td>39</td> <td>45.4</td> </tr> <tr> <td>34-38</td> <td>B</td> <td></td> <td></td> </tr> <tr> <td>29-33</td> <td>C</td> <td></td> <td></td> </tr> <tr> <td>24-28</td> <td>D</td> <td></td> <td></td> </tr> <tr> <td>19-23</td> <td>E</td> <td></td> <td></td> </tr> <tr> <td>14-18</td> <td>F</td> <td></td> <td></td> </tr> <tr> <td>9-13</td> <td>G</td> <td></td> <td></td> </tr> </tbody> </table>		Score	Energy rating	Current	Potential	39-45	A	39	45.4	34-38	B			29-33	C			24-28	D			19-23	E			14-18	F			9-13	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-certificates/15-3942-3228-7134-0204?print=true

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