



Wright Marshall
Estate Agents

7 THE PEAKS MANCHESTER ROAD, TUNSTEAD
MILTON, WHALEY BRIDGE SK23 7ER

£80,000

Ground Floor

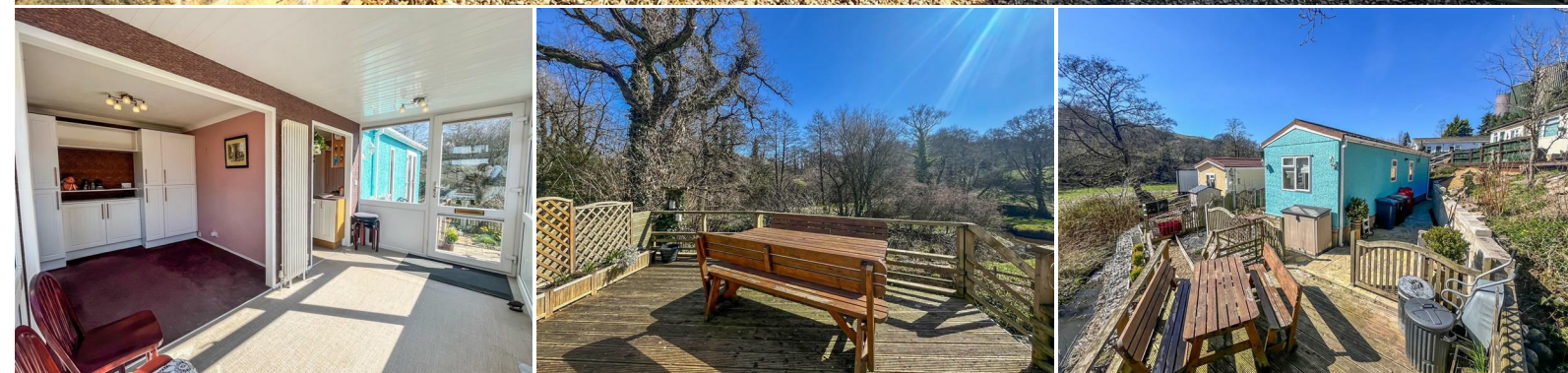


All floorplans provided by Petty Real are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.

MISREPRESENTATION ACT 1967.

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A well-presented one-bedroom park home for the over-50s, situated on a popular site between Whaley Bridge and Chapel-en-le-Frith. The home has been extended with a conservatory, adding to the living space. The accommodation includes a living room, conservatory, kitchen with integrated appliances, a shower room, and a bedroom with fitted wardrobes. Externally, there is a low-maintenance garden featuring a decked seating area overlooking open fields and a gravelled area ideal for pot plants.

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CONSERVATORY

6'8 x 13'6 (2.03m x 4.11m)
uPVC door, double glazed window, and a vertical radiator.



LIVING ROOM

9'6 x 9'4 (2.90m x 2.84m)
uPVC double glazed window and radiator.



KITCHEN

9'7 x 9'7 (max) (2.92m x 2.92m (max))
uPVC double glazed window, fitted wall and base units, four-ring gas hob, integrated oven, stainless steel sink with drainer and mixer tap, integrated fridge freezer and dishwasher, built-in cupboard housing an Alpha boiler, and a radiator.



HALLWAY

uPVC double glazed window and built-in cupboard.

BEDROOM

9'6 x 11'6 (2.90m x 3.51m)
uPVC double glazed window, double glazed double doors, fitted wardrobes, and radiator.



SHOWER ROOM

4'10 x 5'6 (1.47m x 1.68m)
uPVC double glazed window, enclosed corner shower cubicle, push-flush WC, pedestal wash basin, and radiator.



EXTERIOR

Externally, there is a decked seating area with views over open fields and a gravelled space ideal for pot plants.



NOTES

Tenure: Leasehold*
Council Tax Band: A
EPC Rating: TBC

Applicants must be over 50 years of age, no buy to let or use as a holiday home. A fee of 10% of any future sale would be payable to the site owner.

*Disclaimer:
Tenure information is provided by the seller and is subject to solicitor confirmation. While we make every effort to ensure accuracy, we recommend that purchasers verify all details with their legal representative prior to exchange of contracts.