



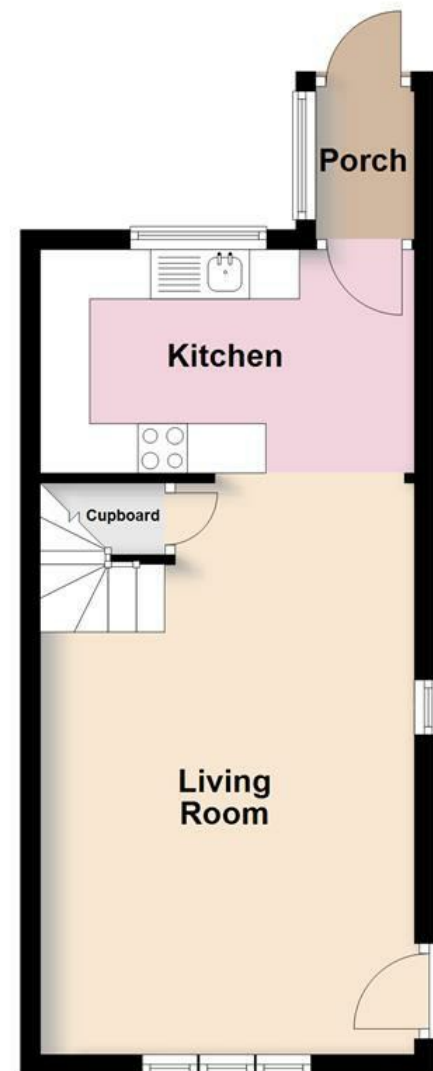
Wright Marshall
Estate Agents

QUARNFORD COTTAGE , QUARNFORD, SK17
0TF

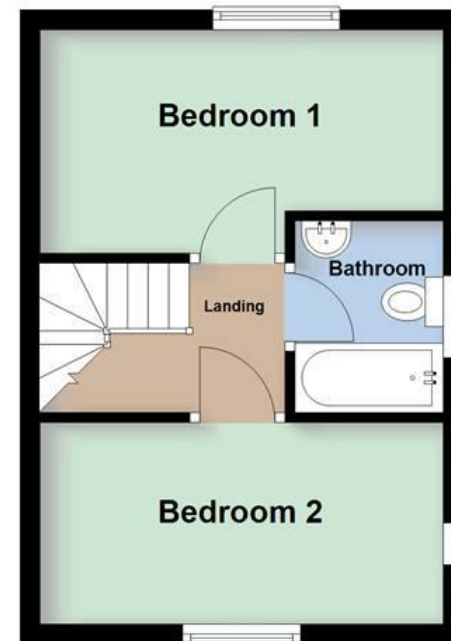
£220,000



Ground Floor



First Floor



Second 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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rightmove

A beautifully presented END-OF-TERRACE COTTAGE in an outstanding rural setting in Quarnford, enjoying UNINTERRUPTED VIEWS across the surrounding Peak District countryside, with good access to Buxton and Leek. The accommodation, which benefits from central heating throughout, includes a living room and kitchen, rear porch, two bedrooms, a modern bathroom, and a converted loft room with power, lighting and heating. Outside, there are lawned gardens to the front and side, a private rear yard, and DRIVEWAY PARKING (kerb not currently dropped). Currently run as a successful holiday let, the property offers excellent potential either as a continued investment or a permanent home, and is offered for sale with NO UPWARD CHAIN.

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LIVING ROOM

18'11 x 12'5 (5.77m x 3.78m)
Oak flooring, uPVC door, four double glazed windows, radiator, under-stairs cupboard, stairs to the first floor, and open to:



KITCHEN

7'5 x 12'4 (2.26m x 3.76m)
Slate tiled flooring, uPVC door, double glazed window, fitted wall and base units with granite worktops over, four-ring electric hob with extractor hood above, integrated oven, stainless steel sink and drainer with mixer tap, integrated fridge, plumbing for a washing machine, and radiator.



REAR PORCH

uPVC door, double glazed window, and slate tiled flooring.

FIRST FLOOR LANDING

Access to the loft via a drop-down ladder.

BEDROOM ONE

7'4 x 13'5 (2.24m x 4.09m)
uPVC double glazed window and radiator.



BEDROOM TWO

6'8 x 13'7 (2.03m x 4.14m)
Two uPVC double glazed windows and radiator.



BATHROOM

6'4 x 4'10 (1.93m x 1.47m)
uPVC double glazed window, bath with wall-mounted electric shower over, WC with push flush, pedestal wash basin, ladder-style radiator, part tiled walls, and tiled flooring.



LOFT

11'4 x 13 (3.45m x 3.96m)
Radiator, light and power, and access to eaves storage space.



EXTERIOR

To the front and side of the property are lawned gardens, plus a tarmac drive for at least two vehicles. To the rear is an enclosed patio'.

