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## Chamberlain Road, Heyrod, Stalybridge, SK15 3BR

This stylishly refurbished and extended, three bedroom, mid quasi semi occupies a slightly elevated position within a well regarded and popular cul de sac location. Only an internal inspection will provide full appreciation of the quality and extent of the works that have been undertaken with a particular "wow" factor to the open plan extended living room/kitchen area. The property enjoys a good sized landscaped rear garden with far reaching moorland views from its upper section. The property is ideally suited to a wide range of prospective purchasers. Interested parties should view the property at their earliest convenience.

The property is within easy reach of Stalybridge and Mossley Town Centres where a wide range of shopping and recreational amenities can be found. The neighbouring Towns bus and train stations provide excellent commuter links to Manchester City Centre. Local junior and high schools are also within easy reach. Also on the doorstep are several countryside walks with Stamford Park and Tameside General Hospital also being close by.

**Offers In The Region Of £235,000**

# Chamberlain Road, Heyrod, Stalybridge, SK15 3BR

- Stylishly Up-graded Quasi Semi
- Open Plan Kitchen Area with Bi-folding Doors
- Popular Residential Cul de Sac
- Internal Inspection Essential
- 3 Well Proportioned Bedrooms
- Landscaped Rear Garden
- Good Commuter Links
- Stunning Living Room with Media Wall
- Long Range Views
- Extended Ground Floor Accommodation

## Contd.....

The Accommodation briefly comprises:

Entrance Hallway, Living Area with feature media wall and contemporary feature fireplace, open plan Kitchen area with stylishly re-fitted units and numerous integrated appliances there are bi-folding doors bring the "outside in", there is also an automated remote control operated double glazed Velux window giving further light to this area

To the first floor there are 3 well proportioned Bedrooms (Master having full range of built-in wardrobes, Family Bathroom/WC with white suite

Externally the property is slightly elevated from the roadside and there is a forecourt garden with slate chippings. To the rear there is a good sized enclosed garden area with flagged and astro turfed sections. There are delightful long range views from the upper section of the garage over the neighbouring moorland.

NB: To the whole of the ground floor there is underfloor heating, luxury LVT floor covering in a herring bone pattern.

## The Accommodation in Detail:

### Entrance Hallway

uPVC double glazed front door, luxury LVT floor finish

### Living Room

19'3 x 14'7 maximum (5.87m x 4.45m maximum) (including stairwell and understairs storage cupboard), feature media wall with contemporary log effect electric fire, uPVC double glazed window, recessed spotlights, two contemporary central heating radiators

### Kitchen Area

9'6 x 9'1 (2.90m x 2.77m) Inset single drainer sink unit with range of contemporary wall and floor mounted units and quartz work surfaces, five ring gas burner with contemporary extractor unit over, built-in oven and microwave, integrated fridge freezer, integrated washing machine, integrated dryer, automatic remote control double glazed Velux window, double glazed bi-folding doors, breakfast bar

### First Floor:

#### Landing

Loft access, recessed spotlights

#### Bedroom (1)

11'8 x 11'2 (3.56m x 3.40m) Fully range of built-in wardrobes, recessed spotlight, uPVC double glazed window, central heating radiator

#### Bedroom (2)

11'3 reducing to 8'8 x 8'5 reducing to 5'7 (3.43m reducing to 2.64m x 2.57m reducing to 1.70m) Recessed spotlights, uPVC double glazed window, central heating radiator

#### Bedroom (3)

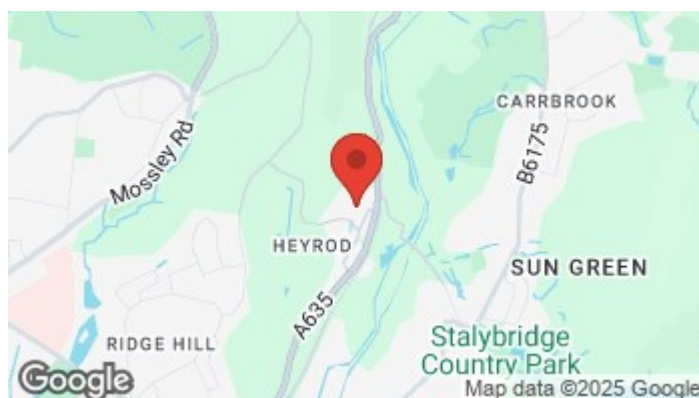
11'2 reducing to 6'10 x 6'10 reducing to 3'10 (3.40m reducing to 2.08m x 2.08m reducing to 1.17m) (including bulkhead). Recessed spotlights, uPVC double glazed window, central heating radiator

#### Bathroom/WC

7'4 x 5'3 (2.24m x 1.60m) Tiled panel bath with shower over, rainfall shower head fitting, pedestal wash hand basin, low level WC, fully tiled, tiled floor, recessed spotlights, heated chrome towel rail/radiator, uPVC double glazed window.

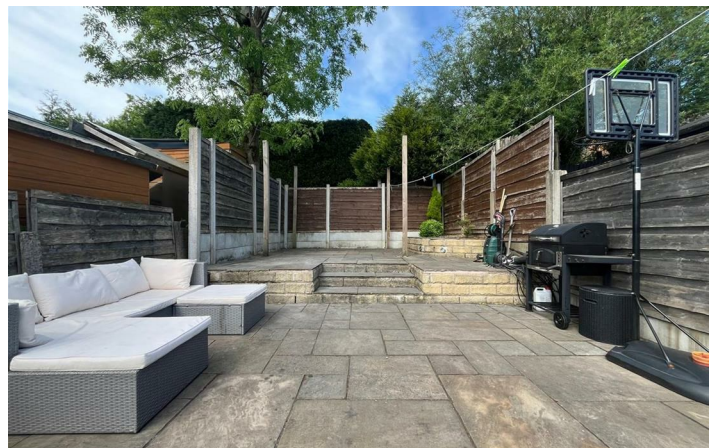
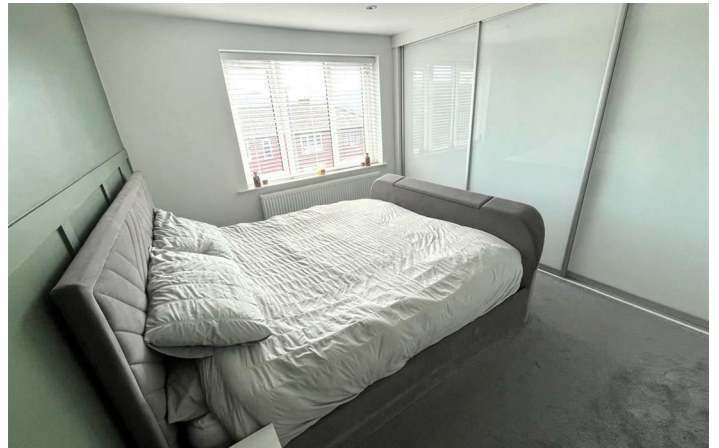
### Externally:

The forecourt garden has a slate chipping finish, the larger than average enclosed tiered rear garden has several Indian flagstone and astro turfed sections, feature lighting and its upper section enjoys fantastic long range moorland views.



## Directions





Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 as to their operability or efficiency can be given.  
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