

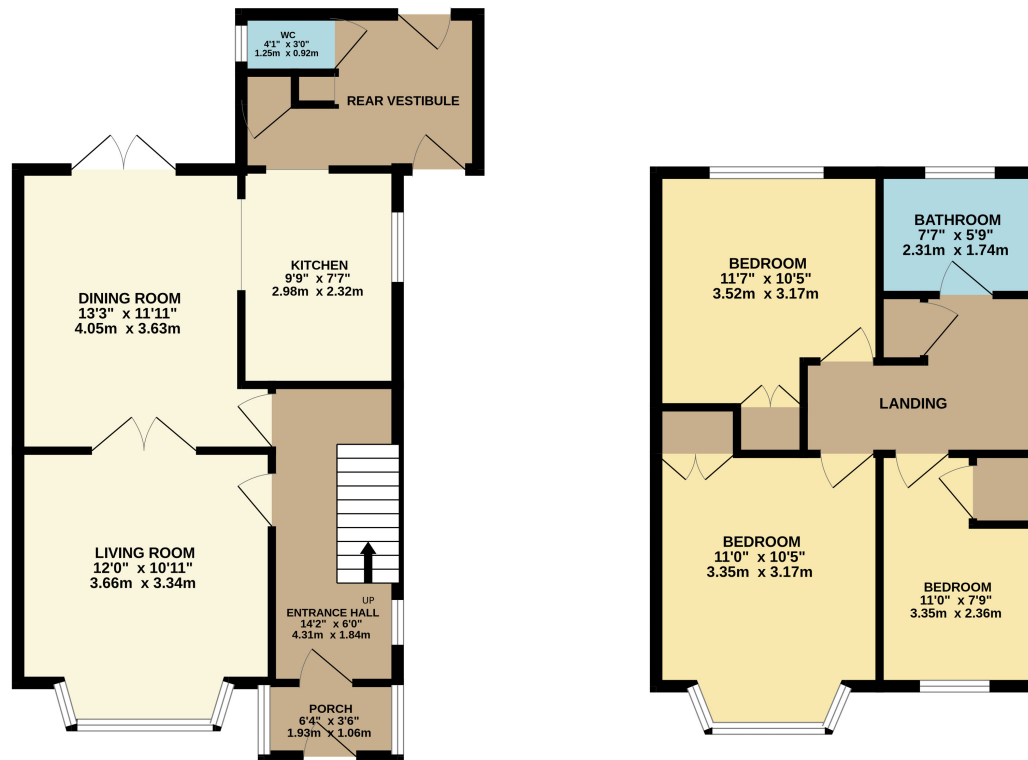


FLOOR LAYOUT

Not to Scale - For Identification Purposes Only

GROUND FLOOR
555 sq.ft. (51.6 sq.m.) approx.

1ST FLOOR
449 sq.ft. (41.7 sq.m.) approx.



TOTAL FLOOR AREA: 1004 sq.ft. (93.3 sq.m.) approx.

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Features

- Exceptional 3 Bedroom Family Home
- Beautifully Modernised Interior
- Many Period Features
- Superbly Fitted Kitchen & Bathroom
- Delightful :Lawned Gardens

A truly stunning, bay fronted, family home which is simply ready to move into and is situated in this highly regarded residential area of Offerton. Ideally suited to a young family, the property offers well proportioned and thoughtfully adapted accommodation over 2 floors plus a very useful and

boarded loft space for additional storage or home office area. An extensive program of considered modernisation has been undertaken by the current proud owners whilst still retaining a theme of period charm and character to suit every buyer. The property features 3 good size

bedrooms, (all with built in cupboards), a beautifully fitted kitchen and superbly fitted 3 piece family bathroom. Externally, a decorative driveway provides off road parking whilst to the rear is a lovely garden mainly lawn to lawn with additional Alfresco patio area .



Hollymount Road is situated in a popular residential area whilst also being within close proximity of local shopping facilities, excellent schools, Stepping Hill Hospital and good public transport links. This stunning home is simply ready to move into and an internal inspection is highly recommended. The accommodation briefly comprises : Enclose entrance porch with decorative tiled floor, welcoming entrance hall with stairs to the first floor, front living room and separate formal dining room, both with feature central fireplaces, superbly fitted kitchen and useful and adapted rear vestibule with skylight windows and access to a downstairs wc. To the first floor, a landing leads to 3 excellent size bedrooms and a superbly fitted 3 piece bathroom suite. The rear garden is a decent size and offers an Alfresco patio area which leads to a well tended lawned garden with a variety of well stocked flower beds and enclosed by fence boundaries.

