

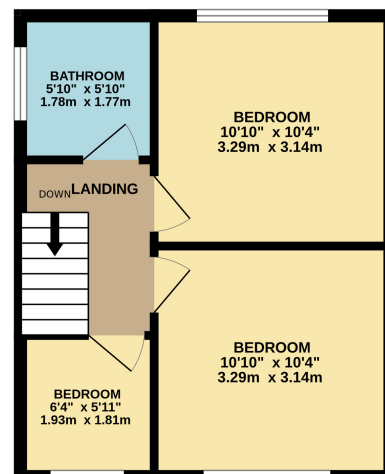
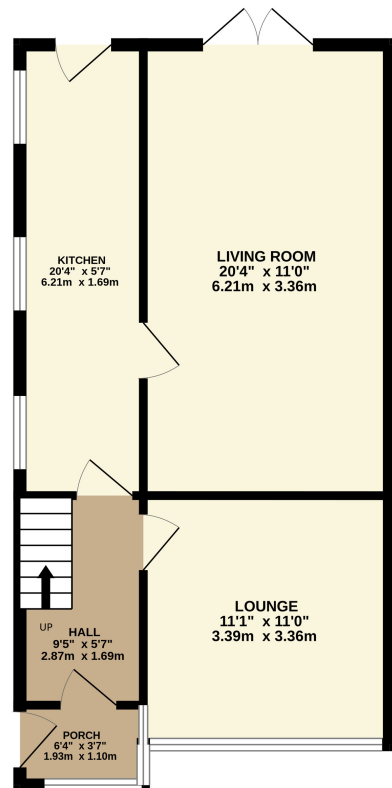


FLOOR LAYOUT

Not to Scale - For Identification Purposes Only

GROUND FLOOR
530 sq.ft. (49.2 sq.m.) approx.

1ST FLOOR
342 sq.ft. (31.8 sq.m.) approx.



TOTAL FLOOR AREA: 872 sq.ft. (81.0 sq.m.) approx.

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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Features

- Extended 3 Bedroom Semi Detached
- No Onward Chain
- 2 Spacious Reception Rooms
- Central Hazel Grove Location
- Outstanding Ongoing Potential

An exciting opportunity to acquire a considerably extended 3 bedroom semi detached home which enjoys a prime location in the heart of Hazel Grove. This larger than average family home offers the opportunity for the new prospective owner to modernise and

develop to their own taste and specifications and create a long term family home in a desirable and convenient location. The house is being offered For Sale with No Onward chain and was extended circa 1976 to create 2 spacious reception rooms and

an extended kitchen with potential to embrace a stylish open plan living kitchen. In addition, the property benefits from double glazing, gas central heating and has a walled garden frontage and good size patio garden to the rear.



Co-Operative Street is positioned in the heart of Hazel Grove and is within easy access of excellent schools, local shopping facilities and good public transport links including Hazel Grove railway Station which is just a short stroll away. The accommodation on offer briefly comprises : Enclosed entrance porch, entrance hall, front lounge with feature central fireplace, expansive and extended rear living room with French doors leading to the rear garden and adjacent extended kitchen. To the first floor, a landing leads to 3 bedrooms and a 3 piece bathroom suite. Externally, as previously mentioned there is a walled garden frontage and a low maintenance but good size patio garden to the rear which is enclosed by fence boundaries.

