



10 Canal Street
High Peak



Estate Agents. Valuers. Auctioneers. Chartered Surveyors
Part of the Bagshaws Partnership

10 Canal Street

High Peak
SK23 7LS



Offers In The Region Of
£265,000

Kitchen Diner

Fitted with modern kitchen including shaker style grey wall and base units with drawers with contrasting work surface over incorporating one and a half bowl sink with mixer tap over. White brick effect tiled wall with alcove shelf. Space for gas cooker with extractor hood over. Space and plumbing for washing machine and space for fridge freezer. Half lino and expose floor board flooring. Spotlight ceiling lights. Space for dining table. Entrance door. vertical radiator.

Lounge

Windows to side and front. Radiator. Useful under stairs storage cupboard. Exposed floorboards. Feature exposed stone wall.

Hallway

With side entrance door. Stairs leading to first floor.

First Floor Landing

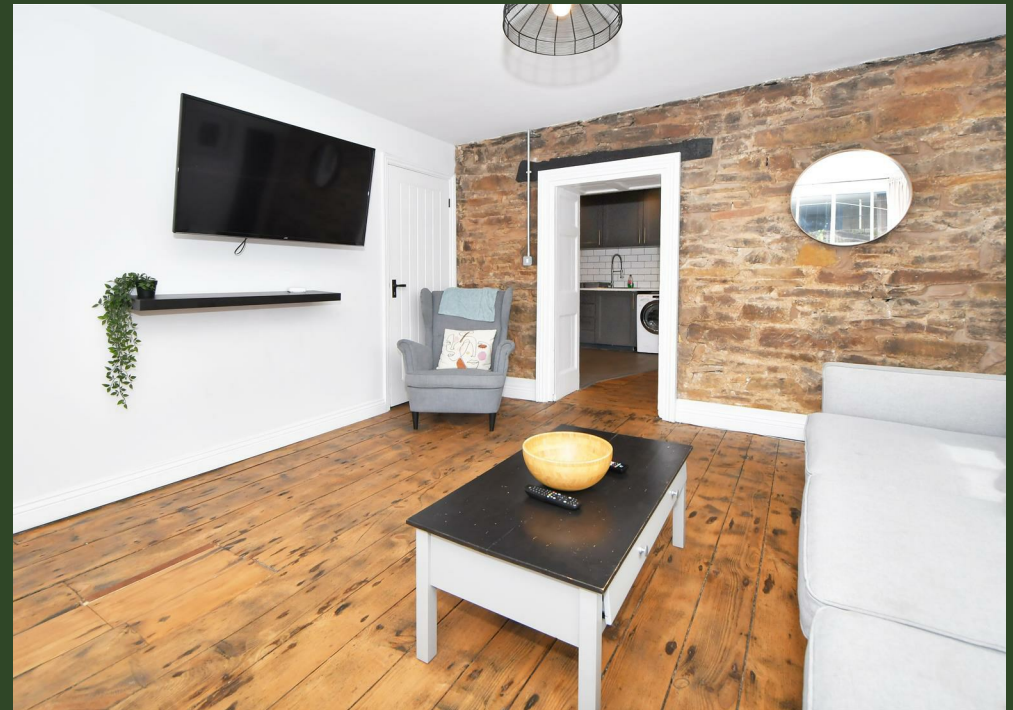
With doors too:

Bedroom

Window to front. Radiator. Useful built in storage cupboard.

Bedroom

Window to front. Radiator. Loft access.



Buxton - 0129827524



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Accommodation

Bathroom

Fitted with a contemporary three piece suite comprising: Low level WC with dual flush, wash hand basin with mixer tap and panelled bath with mixer tap over with hand held shower also. Wall mounted waterfall style shower with hand held shower with glass shower screen. White brick effect tiles. Lino flooring. Storage cupboard housing the wall mounted 'Alpha' gas combination boiler. Extractor fan. Heated towel rail. Borrowed light window to the bedroom.

Outside

To the front of the property is a block paved driveway to provide off road parking. further gravelled seating area. Grand two pillar front door shelter.

LEASEHOLD- 999 YEARS GRANTED 1814. £11.65.3D.

EPC- C

COUNCIL TAX BAND- CURRENTLY DELETED.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B		75	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Notes

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