



37 Kinderlee Mill South, Kinderlee Way, Chisworth, Glossop, Derbyshire, SK13 5DB

**** SEE OUR VIDEO TOUR **** We are pleased to offer the opportunity to purchase one of the larger apartments, with almost 1105 sqft of living space, located at the front of the newer build South mill, forming part of the Kinderlee Mill development in popular Chisworth. Hidden away and nestling in wooded surroundings, this spacious second floor apartment includes an entrance hallway leading to the generous open plan living room and fitted kitchen which has a Juliet Balcony, laundry room with wc and two double bedrooms both with their own en-suite shower rooms. Electric central heating, double glazing and allocated parking space at the front of the building. Contemporary living within this magnificent rural setting surrounded by open countryside. Energy Rating B

Offers In The Region Of £210,000

Viewing arrangements

Viewing strictly by appointment through the agent

44 High Street West, Glossop, Derbyshire, SK13 8BH 01457 858888

Directions

From our office on High Street West continue in a Westerly direction through the traffic lights, two roundabouts and along Dinting Vale. At the next set of traffic lights turn left onto Glossop Road, continue through Gamesley and on into Charlesworth where the road changes to Marple Road. Proceed down the hill and into Chisworth. Just after the road bends to the right turn right onto Kinderlee Way and follow the road down to the mill.

GROUND FLOOR

Communal Entrance

Key code entry, stairway and lift to all floors.

SECOND FLOOR

Entrance Hallway

Central heating radiator and doors leading off to:

Laundry/Wc

Plumbing for an automatic washing machine, close coupled wc and wash hand basin, central heating radiator.

Kitchen

16'8" x 12'5"

A range of fitted kitchen units including base cupboards and drawers, a central island with breakfast bar, integrated fridge freezer, split-level electric oven and ceramic hob with filter hood over, matching wall cupboards, central heating radiator and double glazed rear window, opening to:

Living Room

24'8" x 11'0"

Three double glazed side windows and door with Juliet balcony, central heating radiator and tv aerial point.

Bedroom One

12'3" x 11'8"

Double glazed window, central heating radiator, built-in wardrobe and door to:

En-Suite Shower Room

A white suite including a shower cubicle, pedestal wash hand basin with mixer tap and close coupled wc, double glazed front window and central heating radiator.

Bedroom Two

11'7" x 9'2"

Double glazed front window, central heating radiator, built-in wardrobe, dressing room with double glazed front window and central heating radiator, door to:

En-Suite Shower Room

A white suite including a shower cubicle. pedestal wash hand basin with mixer tap, close coupled wc, and chrome finish towel radiator.

OUTSIDE

Allocated Parking Space & Communal Grounds

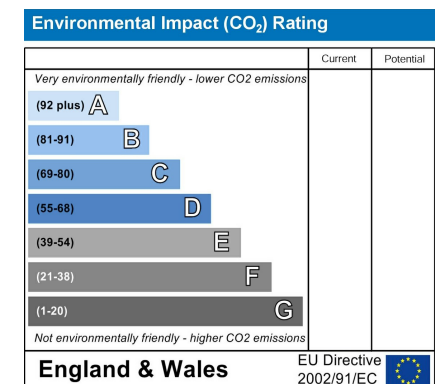
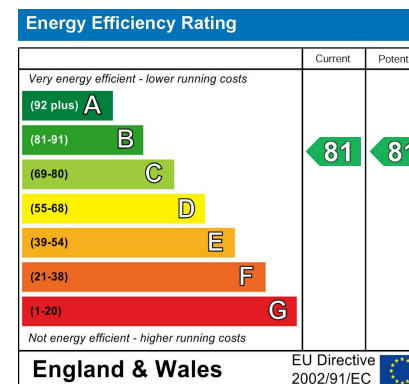
Service Charge

A service charge applies and details are available on request.

Our Ref: Cms/cms/0620/23

Agents Notes - HMRC Directive

To be able to sell or purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.





second floor

Kinderlee Mill South



37 SECOND FLOOR

Living Room	7.52m x 3.35m	24'8" x 11'0"
Kitchen	5.08m x 3.78m	16'8" x 12'5"
Bedroom One	3.73m x 3.56m	12'3" x 11'8"
Bedroom Two	3.53m x 2.79m	11'7" x 9'2"



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

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