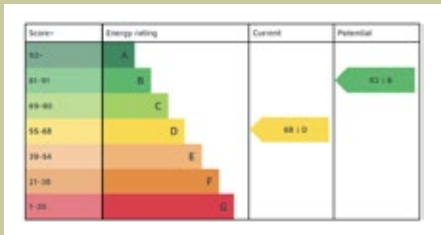


106 OLD ROAD
Whaley Bridge
£445,000



NOTICE
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Whaley Bridge
15, Market Street, WHALEY BRIDGE SK23 7AA
01663 719500 whaley@gascoignehalman.co.uk

gascoignehalman.co.uk



A CHARMING DOUBLE FRONTED CHARACTER COTTAGE which has SPACIOUS intriguing accommodation with flexible living. The Cottage has THREE reception rooms plus a CONSERVATORY and FIVE bedrooms. Externally the property has FOUR stone outbuildings, GARDEN to the rear and an additional piece of land/ garden across the road with VIEWS. Close to the town with excellent amenities and good COMMUTER LINKS by both rail and bus.

GASCOIGNE HALMAN

- AN ATTRACTIVE AND UNIQUE STONE DOUBLE FRONTED COTTAGE
- HAVING INTRIGUING AND FLEXIBLE ACCOMMODATION
- POPULAR LOCATION CLOSE TO THE TOWN'S AMENITIES AND COMMUTER LINKS
- THREE GENEROUS RECEPTION ROOMS PLUS A CONSERVATORY

- FIVE FLEXIBLE BEDROOMS AND TWO BATHROOMS
- REQUIRING SOME UPGRADING AND MODERNISATION
- GARDEN TO THE REAR AND A FURTHER GARDEN ACROSS THE ROAD WITH VIEWS
- CHARACTER ACCOMMODATION WITH LOTS OF FLEXIBILITY

£445,000

106 OLD ROAD

Whaley Bridge



DESCRIPTION

This unique style cottage is full of character and is believed to be originally a coaching house and then two separate cottages. Now this property is one spacious home with intriguing character accommodation which has so much flexibility and is laid out over a few levels and now requires some updating. The accommodation provides a sitting room, dining room with feature fireplace, a kitchen with secondary staircase to the upper floors, bathroom and a staircase to the first floor. The first floor landing takes you to three generous bedrooms, bathroom and a conservatory which has access straight onto the garden.

The second floor has two further double bedrooms. Externally the cottages has a good sized garden to the rear which includes a large stone outbuilding/utility and three small but useful terrace storage buildings. In addition to the rear garden there is an additional piece of garden/veg plot which is located directly across the road. This garden area and from the front of the property there are views across the town towards the hills. Whaley Bridge is a popular location and has excellent shopping facilities, schools, cafes, restaurants, Peak Forest Canal and frequent commuter links to major towns and cities.

LOCATION

Set amid the rolling hills of the beautiful Peak District, Whaley Bridge is an ideal location situated in the picturesque Goyt Valley it is within close proximity to the beautiful Fernilee and Errwood reservoirs with the Peak Forest Canal at its heart. The town has a good selection of shops, public houses and restaurants. There are good commuter links to Manchester and the surrounding towns, by both rail and bus.

DIRECTIONS

SAT NAV SK23 7LF

TENURE

FREEHOLD

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

High Peak Borough Council BAND B

VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



gascoignealman.co.uk

GASCOIGNE HALMAN