



**GASCOIGNE
HALMAN**

The Briarwood at Etherow Grange, Glossop
£345,000

THE AREA'S LEADING ESTATE AGENCY



The Briarwood is an elegant three-bedroom semi-detached house, thoughtfully designed for modern living within the stunning Etherow Grange development in Glossop. Open plan living/dining/kitchen, downstairs W/C. Master bedroom with en-suite shower room, family bathroom. Off road parking.

Property details

- A spacious semi-detached residence designed for modern luxury
- A contemporary open-plan kitchen, dining, and lounge area, perfect for entertaining.
- French doors lead directly from the living area to the rear garden.
- Master bedroom includes a private en-suite shower room.
- Two additional bedrooms served by a separate, stylish family bathroom.
- Downstairs WC and a welcoming entrance hall.
- Part of a stunning new development of two, three, and four-bedroom homes.
- Situated in Glossop, where local culture meets the Peak District.



About this property

The Briarwood is an elegant three-bedroom semi-detached house, thoughtfully designed for modern living within the stunning Etherow Grange development in Glossop.

Leading from the entrance hall is a contemporary open-plan kitchen, dining, and lounge area. This bright, social heart of the home features French doors that lead out to the rear garden, perfectly blending indoor and outdoor living. For added practicality, the ground floor also includes a convenient downstairs WC.

The first floor offers three spacious bedrooms, including a primary suite with a private en-suite shower room, alongside a separate, well-appointed family bathroom.

DIRECTIONS

SK13 6EJ

COUNCIL TAX BAND

TBC

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

VIEWING

Viewing strictly by appointment.

EFFICIENCY RATING

PRIMARY SOURCE OF HEATING

Gas fired hot water radiators

PRIMARY ARRANGEMENT FOR SEWERAGE

Mains Supply

PRIMARY SOURCE OF ELECTRICITY

Mains Supply

PRIMARY SOURCE OF WATER

Mains Supply

BROADBAND CONNECTION

Fibre to the premises

ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

No

ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

No

THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

No

SOURCES OF FLOODING

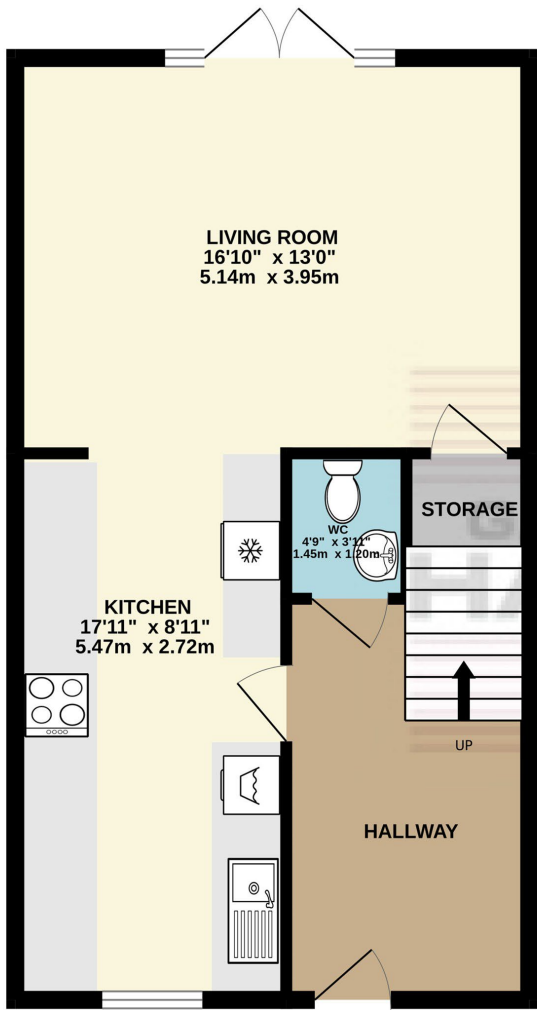
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

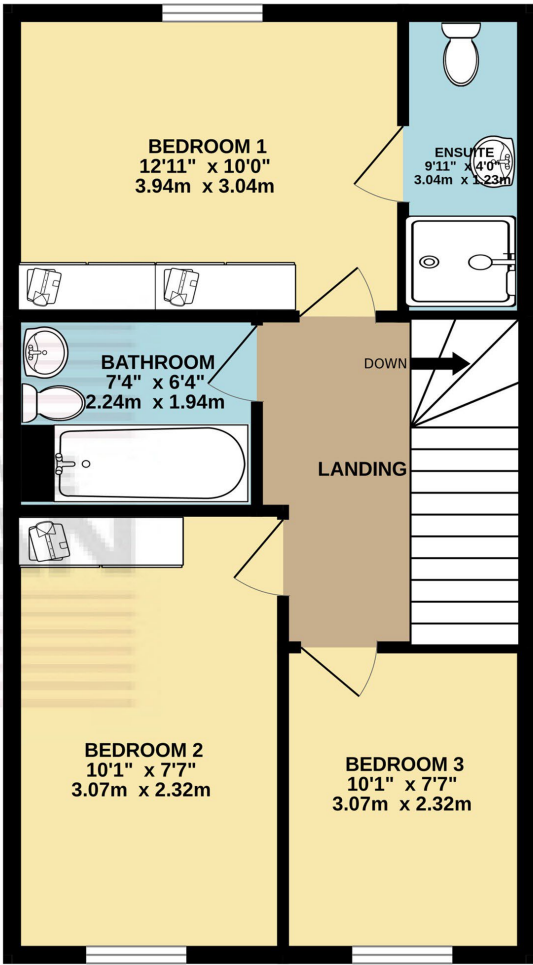
No

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GROUND FLOOR



1ST FLOOR





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