



HOLMES ~ NADEN

INDEPENDENT ESTATE AGENTS

66, Church Street, Bollington, Cheshire, SK10 5QD

A deceptively spacious three storey terraced cottage with a private garden.

Guide Price £249,950

Constructed of stone, we are delighted to offer this beautifully located, three storey terraced cottage with well balanced accommodation.

The accommodation briefly comprises on the ground floor; a lounge and dining kitchen, whilst to the first floor the landing allows access to the master bedroom and bathroom W/C. The second bedroom can be found on the second floor.

The rear garden complements the property suitably being of an excellent size, enjoying a privately owned split level terraced area with stone steps, flower borders and shrubs.

A special mention must be made to the delightful views towards White Nancy.

There is a wide range of shopping, travel, educational and recreational facilities available in Bollington and nearby Macclesfield.

Directions:

From our Bollington Office proceed up High Street turning right into Palmerston Street. Turn right again into Church Street where the property can be found some distance along, elevated on the left hand side.

ACCOMMODATION

GROUND FLOOR

LOUNGE 12'0 x 11'7

Attractive stone fireplace with wood burning stove, wood effect flooring, television aerial point, telephone point, double radiator

DINING KITCHEN 12'0 x 11'7

An excellent range of base, wall and drawer units, with wood effect worktops. Built in electric double oven and gas hob, with stainless steel extractor hood over. Plumbing for washing machine. Stainless steel sink unit with mixer tap. Double radiator. Stairs to first floor.

FIRST FLOOR

LANDING

Double radiator.

BEDROOM ONE 12'0 x 10'0

Double radiator, sash window, attractive fireplace.

BATHROOM/WC

A bright, spacious bathroom with panelled bath with overhead shower. Low level WC, pedestal wash hand basin. Part tiled walls. Double radiator.

SECOND FLOOR

LANDING

BEDROOM TWO 11'10 x 8'10

Door to loft area, double radiator.

OUTSIDE

GARDENS

A privately owned split level terraced garden as previously mentioned. Outside tap and power.

STONE CONSTRUCTED OUTHOUSE

And timber shed.

TENURE

We have been advised that the property is Freehold. Interested purchasers should seek clarification of this from their Solicitors.

VIEWINGS

Strictly by appointment through the Agents.

POSSESSION

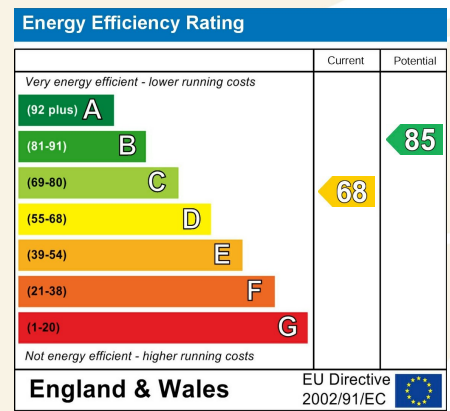
Vacant possession upon completion.

COUNCIL TAX

BAND B



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