



Midge Hill
Mossley, OL5 0RT
Price £680,000

This stunning five-bedroom semi-detached property is a rare find, offering a blend of modern living and period charm. With living accommodation thoughtfully spread over four floors, this home has been meticulously maintained and upgraded, making it ready to move into.

The spacious hallway welcomes you into a home that combines comfort with elegance. The ground floor boasts a lounge complete with a cosy log burner and a dining room that flows effortlessly into the kitchen/breakfast room. The country style kitchen features ample storage, and a Juliette balcony that provides breathtaking, far-reaching views over the surrounding countryside. Additionally, the ground floor includes a convenient utility room and WC.

Descending to the basement, you'll find a cellar that offers generous storage space. The first floor is home to four well-proportioned bedrooms, with the master bedroom and the fourth bedroom enjoying the luxury of a shared Jack and Jill en-suite. The family bathroom caters to the needs of a busy household. The second floor of this property is a standout feature, offering a self-contained studio apartment. This versatile space includes a combined lounge/bedroom, a fully equipped kitchen, and a shower room. The studio also benefits from its own Juliette balcony, providing stunning views that make this space ideal for older children, guests, or even as an Air B&B.

The top floor adds yet another dimension to this home, with a loft room accompanied by a further bathroom.

Located in an elevated position in the sought-after Mossley area, this property enjoys not only stunning panoramic views but also close proximity to the village's amenities, schools, and excellent transport links. The surrounding countryside, with its scenic walks and natural beauty, is right on your doorstep.

With its mullion windows, Juliette balconies, and a mix of modern and period features, this home is truly one of a kind. Ideal for a growing family. ****Viewing Highly Recommended****



GROUND FLOOR

Hallway

Door to front, radiator, stairs leading to first floor, door leading to:

Dining Room 15'4" x 16'10" (4.68m x 5.14m)

Bi-fold door leading outside, radiator, open plan to:

Lounge 13'5" x 15'5" (4.09m x 4.70m)

Double glazed windows to front, feature fireplace with log burner, radiator.

Kitchen/Breakfast Room 19'2" x 14'6" (5.84m x 4.42m)

Fitted with a matching range of base and eye-level units with worktop space over, inset Belfast style sink with mixer tap, tiled splashbacks, space for fridge/freezer, inglenook space for range style cooker, double glazed windows to front, radiator, double glazed French doors opening out to Juliette balcony.

Utility Room 7'0" x 4'4" (2.13m x 1.31m)

Radiator, plumbing for washing machine, space for tumble dryer, door leading to:

Cloakroom

Low-level WC and wash hand basin.

BASEMENT

Cellar 19'2" x 14'6" (5.84m x 4.42m)

FIRST FLOOR

Landing

Doors leading to:

Bedroom 1 13'5" x 15'2" (4.09m x 4.62m)

Double glazed windows to front, radiator, door leading to:

Jack and Jill En-suite

Three piece suite comprising tiled shower area, wash hand basin and low-level WC, double glazed window to rear, heated towel radiator, door leading to bedroom 4.

Bedroom 2 9'5" x 15'3" (2.87m x 4.64m)

Double glazed windows to rear, radiator.

Bedroom 3 7'9" x 12'2" (2.36m x 3.72m)

Double glazed windows to side, radiator, open plan to:

Dressing Room 4'0" x 12'0" (1.23m x 3.65m)

Two double glazed velux windows to rear.

Bedroom 4 12'4" x 9'8" (3.76m x 2.95m)

Double glazed window to side, double glazed windows to front, radiator, door leading to Jack and Jill en-suite.

Bathroom 8'10" x 6'9" (2.70m x 2.06m)

Three piece suite comprising bath with shower attachment over, wash hand basin and low-level WC, double glazed windows to front, radiator.

SECOND FLOOR/SELF CONTAINED ANNEX

Bedroom 17'11" x 13'3" (5.46m x 4.03m)

Double glazed windows to side, double glazed windows to front, open plan to:

Kitchen 13'6" x 9'0" (4.12m x 2.74m)

Fitted with a matching range of base and eye-level units with worktop space over, matching breakfast bar, inset sink and drainer with mixer tap, built-in oven, built-in hob with extractor hood over, radiator, double glazed French doors leading out to front, door leading to:

Shower Room

Three piece suite comprising shower area, wash hand basin and low-level WC, double glazed French doors opening out to Juliette balcony.

Landing

Double glazed windows to rear, double glazed windows to side, radiator, stairs leading to third floor.

THIRD FLOOR

Loft Room

Two double glazed velux windows to front, double glazed window to side, open plan to dressing area, open plan to:

Bathroom

Three piece suite comprising bath, wash hand basin and low-level WC, double glazed velux window to front, heated towel radiator.

OUTSIDE

Paved patio area, well maintained lawn with planted borders leading to raised decked seating area with stunning panoramic views. Off road parking.

DISCLAIMER

Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/her self of all measurements prior to purchase.

Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else.

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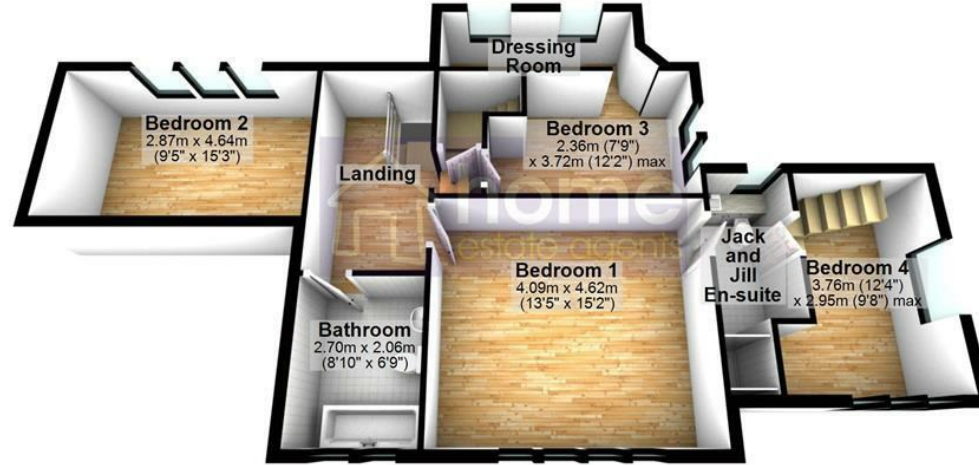




Basement



First Floor



Ground Floor




Second Floor



Third Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales		EU Directive 2002/91/EC 
Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales		EU Directive 2002/91/EC 