



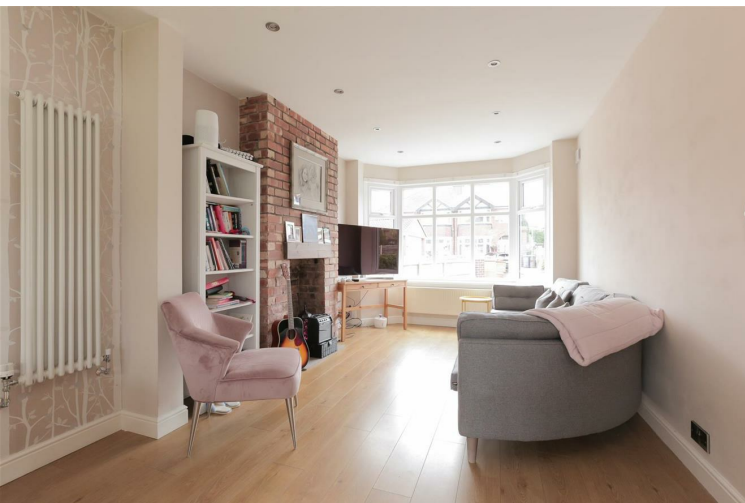
## Milford Grove, Stockport,

 3 |  1 |  2

Guide  
price

£300,000





## Property Details

# Milford Grove, Stockport,

Introducing a charming 3-bedroom semi-detached property on Milford Grove, Stockport. The property is ideal for modern living, with off-road parking, gas central heating and a downstairs WC for added convenience. The open-plan kitchen diner is the heart of the home, while the spacious garden provides ample outdoor space for relaxation and entertainment. The elegant 4-piece bathroom suite adds a touch of luxury. With no chain, this property presents a seamless opportunity for a swift and hassle-free transition. Don't miss out on this fantastic chance to own a beautiful home in a desirable location.

The property is a warm and inviting home that is sure to attract a lot of interest and early viewings are advised.

## Key Features

- 3 BEDROOMS
- LARGE GARDEN
- OFF ROAD PARKING
- DOWNSTAIRS WC
- GAS CENTRAL HEATING
- 4 PIECE BATHROOM SUITE

### The Property Comprises;

#### Entrance Hall

Approached via UPVC panelled door with frosted double glazed inserts to light entrance hallway with staircase ascending to first floor landing, with downstairs WC, and under stairs storage cupboard which contains electric power and plumbing for washing machine. Timber effect flooring. Double panel radiator. Doorway leading to lounge and kitchen diner.

#### Lounge Diner

Continuation of timber effect flooring, feature double glazed bay window and exposed brick chimney breast. Double panel radiator. Dining area with recessed ceiling spotlights and UPVC double glazed patio doors to rear garden. Wall radiators.

#### Kitchen

A range of base, wall and drawer units with contrasting worktops. Belfast sink with stainless steel mixer tap. UPVC double glazed window. Metro tiled splashbacks, electric hob and oven with built in extractor fan. Built-in cupboard containing wall mounted gas fired boiler for central heating. Recessed ceiling spotlights.

#### Downstairs WC

Downstairs WC and wall mounted sink with stainless steel taps.

#### Bedroom One

Feature double glazed bay window. Double panel radiator. Recessed ceiling spotlights.

### Bedroom Two

Double glazed window with views overlooking rear garden. Double panel radiator.

### Bedroom Three

Double glazed window. Built in storage shelves. Double panel radiator.

### Bathroom

4 piece white bathroom suite with timber effect flooring. Double ended bath with stainless steel mixer tap. Separate mains fed shower cubicle. WC. Electric towel radiator. Sink with built in vanity unit, stainless steel mixer tap and over sink fitted mirror.

### Outside To Front

The house sits back from the cul-de-sac road and boasts a generous sized plot and wide driveway which provides off road car parking for multiple vehicles. To the side is a paved driveway and gated access leading to the rear garden.

### Garden

The property benefits from a large rear garden with landscaped borders and has several mature trees.



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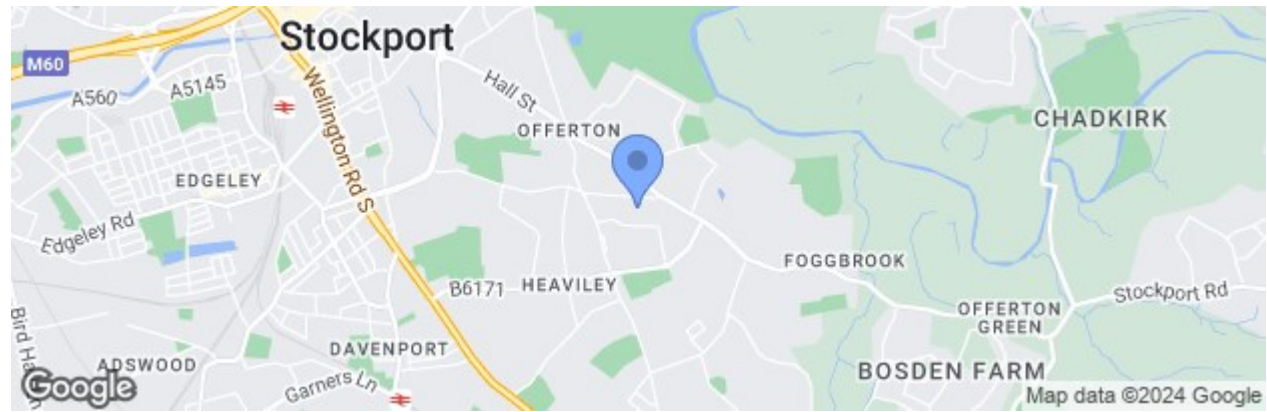
 137 Shaw Heath Stockport

 0161 480 8888

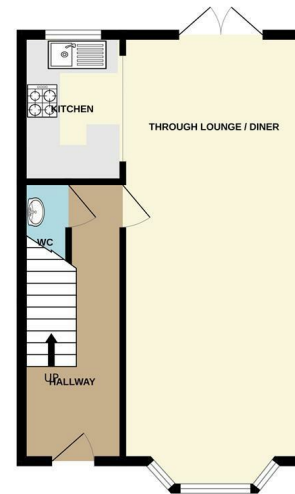
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OR SEND US A  
MESSAGE



GROUND FLOOR  
431 sq.ft. (40.0 sq.m.) approx.



1ST FLOOR  
431 sq.ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA: 862 sq.ft. (80.1 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to the quality or efficiency can be given.  
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COUNCIL TAX BAND:

C

TENURE:

Freehold

EPC RATING:

C

LOCAL AUTHORITY:

SMBC