

5 Summerbottom, Broadbottom, Via Hyde, SK14 6BP



- FREEHOLD & NO VENDOR CHAIN
- Tranquil and Rural Location
- Characterful Weavers Cottage
- Three Storey
- TWO Double Bedrooms

- Stylish Bathroom & Ensuite
- Two Versatile Landing Areas
- Cosy Lounge with wood burner
- Large Front Garden
- Off Road Parking for Two Vehicles

5 Summerbottom, Broadbottom, Via Hyde, SK14 6BP

MAIN DESCRIPTION

FREEHOLD * TRANQUIL AND RURAL LOCATION

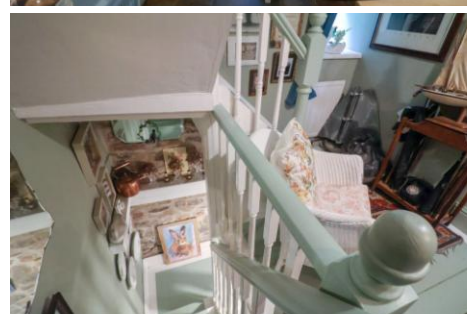
Stepping Stones are delighted to offer for sale this unique opportunity to purchase this Historic and characterful three storey 18th-century weavers' cottage.

This lovely home is tucked away within idyllic countryside surroundings with Etherow Valley on the doorstep and conveniently placed for a short walk away from Broadbottom Railway Station, local pubs and amenities.

The internal accommodation is bursting with character and original features and in brief comprises; Entrance Vestibule, Cosy Lounge with Wood burner and kitchen to the ground floor, a spacious first floor landing, large double bedroom and characterful bathroom and additional versatile landing which could be a home office, hobby/craft space or additional guest accommodation to the second floor with a further large double bedroom and en suite shower room.

Externally there is a spacious and landscaped front cottage garden enjoying the immediate woodland aspect. There is off road parking for two vehicles.

This is an ideal home for a single person or couple wanting a semi rural property but with excellent links to Manchester City Centre and would equally make the perfect holiday let given the excellent condition and locality.



5 Summerbottom, Broadbottom, Via Hyde, SK14 6BP

ENTRANCE VESTIBULE

Original external door to vestibule, timber and glazed door to lounge, attractive tiled flooring, ceiling light point.

LOUNGE

14' 8" x 14' 3" (4.47m x 4.34m) A cosy and inviting lounge with window to the front elevation, designer radiator, beams to ceiling, wood burning stove set within an attractive fireplace, TV aerial point, 3 x wall lights internal French doors to kitchen.

KITCHEN

14' 7" x 7' 4" (4.44m x 2.24m) A characterful kitchen with stone flagged floor and a range of low kitchen units, wall shelving and solid wood work surfaces, Belfast sink, 3 x ceiling light, space for gas cooker, external door to rear, exposed stone walls, space for fridge freezer, stairs to the first floor accommodation.

FIRST FLOOR LANDING

A versatile space which could be used as a home office with latch doors to the first floor bedroom and bathroom, stairs to the second floor accommodation, window to the rear elevation, light point.

FIRST FLOOR BEDROOM

14' 9" x 14' 4" (4.5m x 4.37m) A large double bedroom with latch door and window to the front elevation with woodland aspect, attractive fireplace, light point, beams to ceiling, exposed stone wall.

BATHROOM

8' 5" x 6' 5" (2.57m x 1.96m) A period style bathroom with three piece suite comprising; high level w/c with pull chain, pedestal sink unit and slipper bath with Victorian style mixer tap and shower. Exposed stone wall, window to the rear elevation, designer heated towel rail, splash back tiling, light point.



5 Summerbottom, Broadbottom, Via Hyde, SK14 6BP

SECOND FLOOR LANDING

9' 5" x 6' 5" (2.87m x 1.96m) A further versatile space either for a hobby/craft room, home office or additional guest accommodation, window to the rear elevation, exposed floorboards, light point, radiator, loft access, internal door to second floor double bedroom.



SECOND FLOOR BEDROOM

14' 9" x 14' 3" (4.5m x 4.34m) A very spacious double bedroom bursting with character with windows x 2 to the front elevation with woodland aspect, latch door to en-suite attractive fireplace.



ENSUITE SHOWER ROOM

7' 0" x 5' 0" (2.13m x 1.52m) A three piece suite comprising; low level w/c, pedestal sink unit and shower, boiler housing, light point, designer heated towel rail.



EXTERNAL

FRONT - A charming and spacious front cottage garden which has been landscaped to create the perfect entertaining space enjoying the immediate woodland countryside with lawned and patio areas.



PARKING - 2 x off road parking spaces.



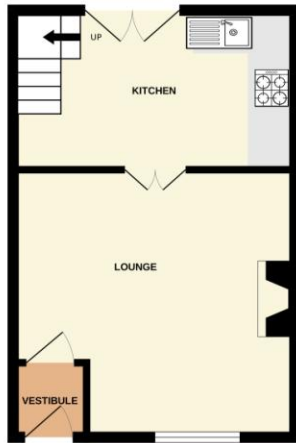
5 Summerbottom, Broadbottom, Via Hyde, SK14 6BP

DISCLAIMER

Tenure - Freehold
Council Tax Band - B
EPC Rate - D



GROUND FLOOR



1ST FLOOR



2ND FLOOR



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 their operability or efficiency can be given.
Made with Metropix ©2023

Whilst every effort has been made to ensure the accuracy of our particulars, the content shall not form a legally binding contract. Neither Stepping Stones, nor the vendor or lessor accepts any responsibility in respect of any errors which may occur accidentally, nor is such information intended to be a statement or representation of fact. Any prospective purchaser or lessee must conduct their own inspection to satisfy themselves as to the accuracy of each statement contained within our property descriptions. In the event floorplans are provided within particulars, it should be noted they are for illustrative purposes only and not necessarily to scale.

FREEHOLD/LEASEHOLD

Stepping Stones have no access to documentation which confirms the tenure of the property.
Should you proceed with the purchase of this property these details must be verified by your Solicitor.

Stepping Stones Asset Management Limited, 18 High Street East, Glossop, SK13 8DA, 01457 858955.
Company Registration Number 10234493. VAT Registration Number 289737140.