

28 The Avenue, Hadfield, Glossop, Derbyshire, SK13 2AN



- *****FREEHOLD & NO VENDOR CHAIN*****
- Garden Fronted Stone Cottage
- Three Bedrooms
- Two Reception Rooms
- Kitchen/Diner
- Conservatory
- Courtyard Style Rear Garden
- Local Schools and Amenities nearby
- Close to Railway Station and Bankswood Park
- Countryside Views

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MAIN DESCRIPTION

*****FREEHOLD & NO VENDOR CHAIN*****

Stepping Stones are delighted to offer for sale this garden fronted stone terrace property situated within the desirable, no through road The Avenue in Hadfield just a short distance from Bankswood Park, Hadfield village and railway station.

Hadfield is a small village just outside its larger neighbouring town of Glossop and benefits from a host of local shopping and leisure facilities along with a direct rail link into Manchester City Centre. The Longdendale Trail and Bottoms Reservoir are close by for those who enjoy the outdoors.

A lovely home that is neutrally decorated throughout and offers spacious accommodation with traditional high ceilings which in brief comprises; Entrance Vestibule, Lounge, Spacious Kitchen Diner with under stairs Pantry and Conservatory to the ground floor and to the first floor are Three Bedrooms and Family Bathroom and Loft Access.

Externally there is a low maintenance courtyard style garden with far-reaching countryside views to the rear and walled and gated forecourt to the front.



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ENTRANCE VESTIBULE

External uPVC double glazed door to vestibule with internal timber door to lounge.

LOUNGE

14' 3" x 13' 8" (4.34m x 4.17m) A generous sized lounge with high ceilings and uPVC double glazed window to the front elevation, meter point cupboard, gas coal effect fire, ceiling light point, wall light point, wall mounted radiator, internal door to kitchen diner.

KITCHEN/DINER

14' 3" x 9' 5" (4.34m x 2.87m) A range of high and low fitted kitchen units with contrasting worksurfaces and splashback tiling, plumbing for automatic washing machine, stainless steel sink and drainer unit with mixer tap, wall mounted radiator, space for tall fridge freezer, two ceiling light points, spacious under stairs storage pantry with light point, uPVC double glazed window to the rear elevation and door providing access to the conservatory.

CONSERVATORY

10' 8" x 7' 5" (3.25m x 2.26m) Wall light point, power point, external door allowing access to the rear courtyard garden.

LANDING

Stairs from the ground to the first floor, ceiling light point, loft access, internal doors to the first floor accommodation.

MAIN BEDROOM

9' 5" x 9' 5" (2.87m x 2.87m) A double bedroom with uPVC double glazed window to the rear elevation with far-reaching countryside views, wall mounted radiator, ceiling light point, built in storage closet housing boiler.



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BEDROOM TWO

11' 0" x 8' 0" (3.35m x 2.44m) uPVC double glazed window to the front elevation, wall mounted radiator, ceiling light point.

BEDROOM THREE

10' 8" x 5' 9" (3.25m x 1.75m) uPVC double glazed window to the front elevation, wall mounted radiator, ceiling light point.

BATHROOM

9' 5" x 4' 4" (2.87m x 1.32m) A generous size bathroom with three-piece suite comprising low-level WC, bath with over bath electric shower and pedestal sink unit, wall mounted radiator, ceiling light point, uPVC double glazed window to the rear elevation with far-reaching countryside views.

EXTERNALLY

Externally there is a low maintenance courtyard style garden with far-reaching countryside views to the rear and walled and gated forecourt to the front.

DISCLAIMER

Tenure - Freehold

Council Tax Band - B

EPC Rate - C



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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.

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