



jordan fishwick

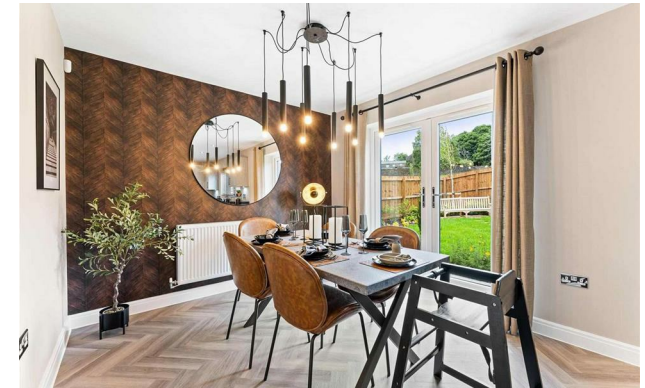
Plot 51 Hayfield Road, New Mills, SK22

Guide Price £432,950



Hayfield Road High Peak SK22 4HY

£432,950



The Property

****PART EXCHANGE AVAILABLE****

The Newton is an attractive four bedroom home with an integral garage, providing plenty of practical storage space. The lounge can be found at the front of your home, with a large bay window so you can comfortably watch the world go by. This is a comfortable space for the whole family to cosy up in after a busy day.

The open plan kitchen/dining room can be found at the rear. French doors lead to the garden, creating a light, bright and airy home all year round. The french doors are especially beneficial when you have guests, you'll enjoy the outdoor space while having the practicality of the kitchen within easy reach. The separate utility room is a brilliant addition for storage and to hide away the less glamorous parts of your home.

There are £8,500 worth of extras included!

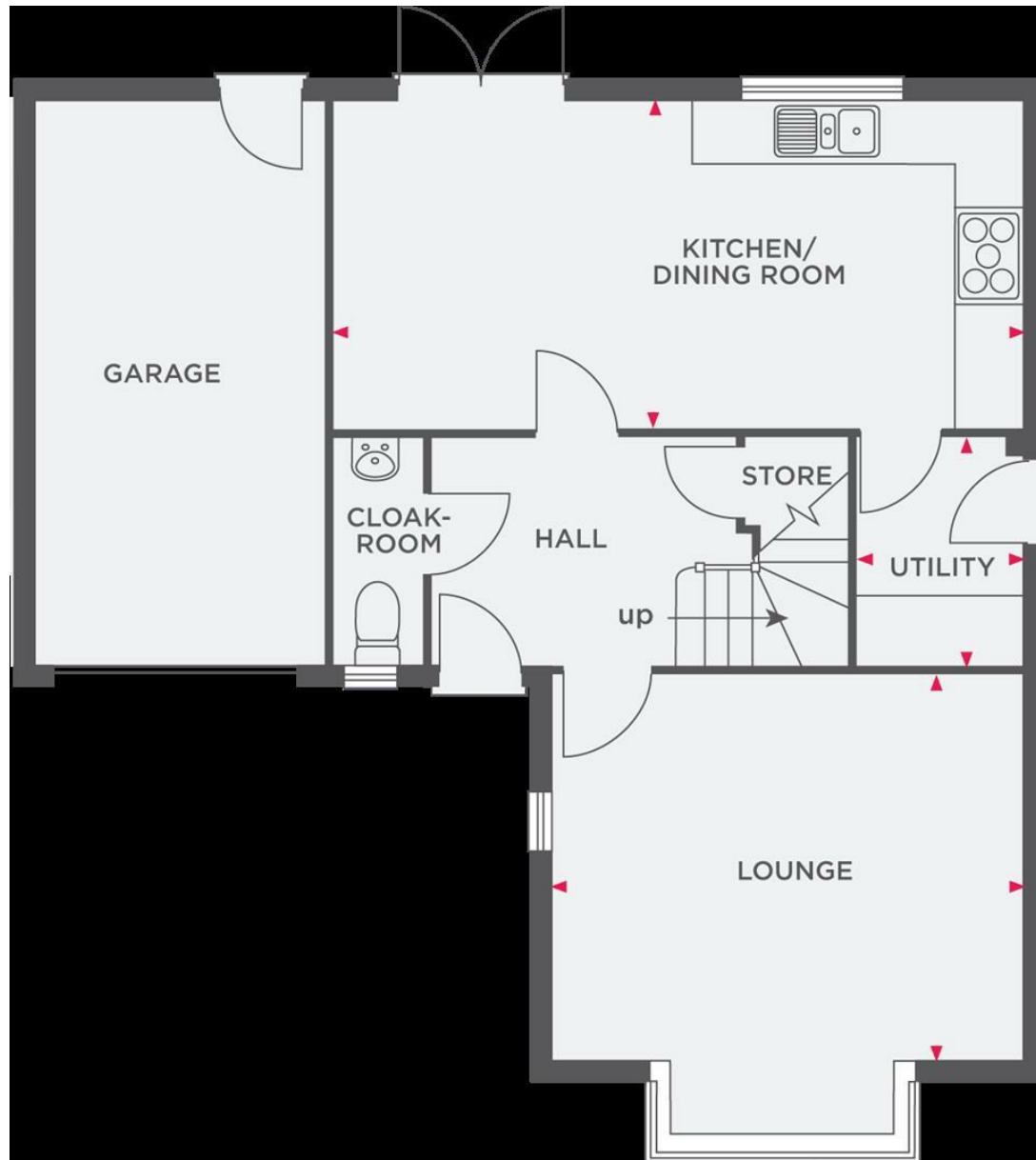
- o Integrated Washing Machine
- o Carpets from Wain Homes' Epsom range
- o Vinyl flooring in Kitchen & Wet Rooms
- o Upgraded Kitchen units
- o Turfed rear garden

- Four bedrooms En-suite to Master Bedroom
- Open Plan Kitchen/Diner & Luxury Fitted Kitchen with choice of finishes
- Choice of Porcelanosa tiles in bathroom/en-suite
- Single integral garage
- French doors to rear garden
- 10 year NHBC warranty
- 2 year builders warranty
- Part Exchange Available



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





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington