

01663 767878

2 Union Road, New Mills, High Peak, Derbyshire, SK22 3ES

Manchester Whitworth Street, New Mills, Sale, Wilmslow and Witheyton

Illustrative purposes only and are not necessarily to scale.

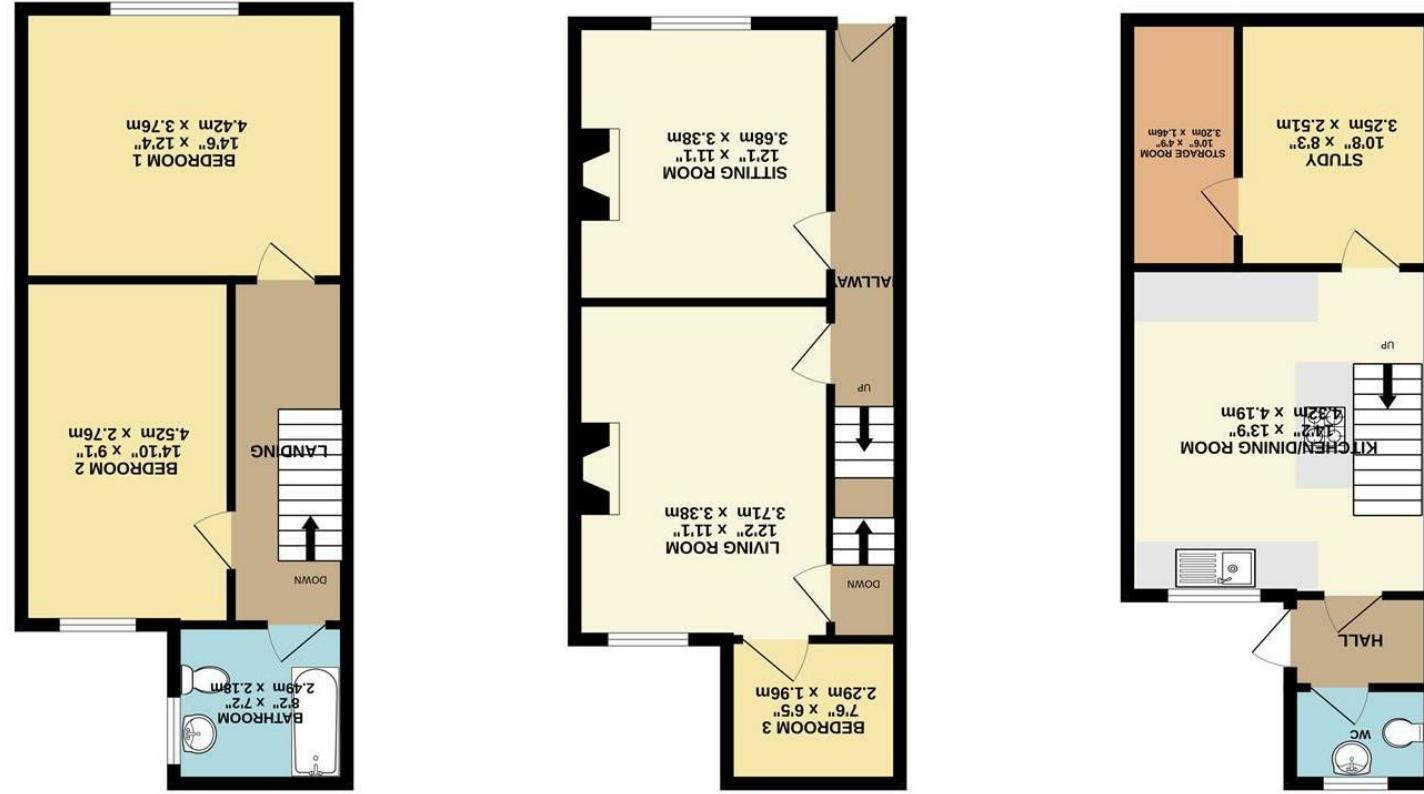
jordan fishwick

With every attempt has been made to ensure the accuracy of the figures given in this pamphlet. It is the responsibility of the manufacturer to ensure that the dimensions given are correct for the particular model of door. Windows, doors and any other fixtures and fittings supplied are to be tested and used as such by the user.

TOTAL FLOOR AREA: 121 sq ft (11.25 sq m.) approx.

As is the practice of the majority of manufacturers, dimensions given are to be used as a guide only. It is the responsibility of the purchaser to check the dimensions given against the dimensions of the opening in the wall or door frame. The manufacturer reserves the right to make alterations to the dimensions given in this pamphlet without notice.

MADE TO MEASURE



131 FLICKER

409 sq. ft. (38.0 sq.m.) approx.

875 sq. ft. (34.9 sq.m.) approx.



jordan fishwick

Albion Road New Mills High Peak

102 Albion Road, New Mills,
High Peak, SK22 3EY

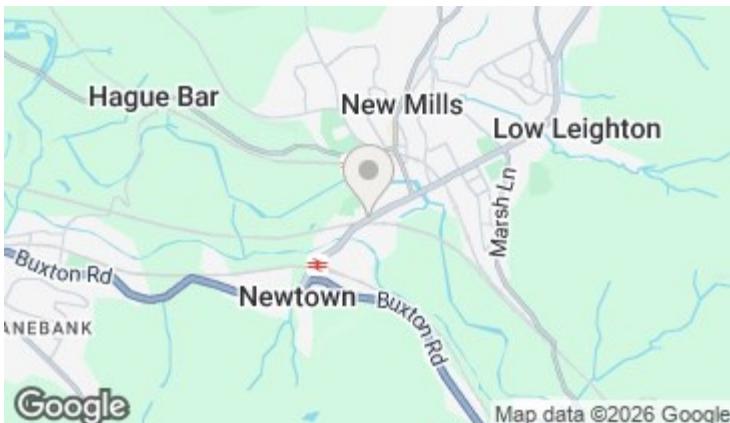
Auction Guide £175,000



The Property

Larger than average garden fronted mid terrace property over three floors including two reception rooms and three good sized bedrooms. Lovely original features and scope for some further cosmetic updating, with a large lower ground floor dining kitchen, useful cellar rooms and WC. Set back from the road via a walled frontage and a private enclosed garden to the rear. Convenient location for New Mills amenities and train stations and no onward chain.

** This property is for sale by Modern Method of Auction powered by iamsold LTD - Starting Bid £175,000 + Reservation Fee**



- Larger Than Average Terraced Property Over Three Floors
- Bursting with Original Features
- Private Enclosed Rear Garden
- Three Good Sized Bedrooms
- Lower Ground Floor Dining Kitchen Plus WC, Utility Area and Two Further Useful Cellar Rooms
- Two Reception Rooms Both With Fireplaces
- PVC Double Glazing and Vaillant Combi Boiler
- Convenient Location for New Mills Shops and Train Stations

Postcode - SK22 3EY
EPC Rating - C
Local Authority - High Peak
Council Tax - B

