



Bowfell Drive, High Lane, Stockport, SK6



15 Bowfell Drive, High Lane, Stockport, SK6 8HZ

OIRO £375,000

Three Bedroomed Semi Detached	NO ONWARDS CHAIN	uPVC Double Glazing & Gas Central Heating	Two Spacious Reception Rooms	Fitted Kitchen
Three Good Sized Bedrooms	Fitted Bathroom	Garage and Store Rooms	Garden Room / Office	Sought After Location

Ian Tonge Property Services are delighted to market for sale this delightful three-bedroom semi-detached home on Bowfell Drive offering a superb opportunity for families and professionals alike. Boasting generous living spaces throughout, this well-maintained property is offered for sale with no onward chain, making for a smooth and seamless transition for prospective buyers.

The home enjoys a traditional layout, featuring two spacious reception rooms ideal for both relaxing and entertaining. A well-appointed fitted kitchen overlooks the garden at the rear, and thanks to large uPVC double-glazed windows, the interior benefits from plenty of natural light throughout. Upstairs, three good-sized bedrooms provide ample space for family and guests, complemented by a fitted bathroom. The property also benefits from gas central heating, ensuring warmth and comfort all year round.

For those working from home or requiring additional space, a charming garden room or office to the rear of the property offers further functionality, while the attached garage and additional store rooms provide practical storage solutions. Outside, there are private gardens to both the front and rear, with a driveway providing off-road parking.

With its sought-after location, well-balanced accommodation and potential for personalisation, this attractive home on Bowfell Drive represents a fantastic opportunity to acquire a freehold property in one of Stockport’s desirable residential areas. Early viewing is highly recommended. Council Tax Band: D. EPC Rating: D.

- Entrance Porch

7'0" (2m 13cm) x 2'0" (60cm)

uPVC double glazed entrance porch with double doors leading to entrance door, gas meter.
- Hallway

6'2" (1m 87cm) x 11'11" (3m 63cm)

uPVC double glazed entrance door with double glazed window to side, meter cupboard, stairs leading to first floor, radiator, cloakroom.
- Living Room

13'0" (3m 96cm) x 11'10" (3m 60cm)

uPVC double glazed window to front aspect, feature electric fire with surround, radiator, arch through to dining area.
- Dining Room

9'1" (2m 76cm) x 9'4" (2m 84cm)

- uPVC double glazed French doors leading to garden area, radiator, through to kitchen area.
- Kitchen

10'3" (3m 12cm) x 11'9" (3m 58cm)

uPVC double glazed window to rear aspect, fitted range of wall and base units with worksurfaces incorporating stainless steel double drainer sink, gas double oven with canopy extractor over. Space for under counter fridge and freezer, plumbing for automatic washing machine, breakfast bar. Cupboard housing Worcester gas central heating boiler. Timber door leading to garden room/office and integral garage.
- Pantry

2'7" (78cm) x 4'10" (1m 47cm)

with single glazed window to side, shelving.
- Garden Room/Office



11'2" (3m 40cm) x 25'4" (7m 72cm)

uPVC double glazed door from the front, uPVC double glazed windows to rear aspect with uPVC door leading to garden area. Two store rooms and access to integral garage.

Store Room

4'7" (1m 39cm) x 2'11" (88cm)

with power and lighting.

Addit Store Room

3'3" (99cm) x 2'7" (78cm)

with shelving.

Landing

7'0" (2m 13cm) x 8'9" (2m 66cm)

uPVC double glazed window to side aspect, access to loft space.

Bedroom One

12'4" (3m 75cm) x 10'11" (3m 32cm)

uPVC double glazed window to front aspect, radiator.

Bedroom Two

11'1" (3m 37cm) x 10'06" (3m 20cm)

uPVC double glazed window to rear aspect, radiator, range of fitted wardrobes, cupboards and dressing table.

Bedroom Three

7'0" (2m 13cm) x 6'11" (2m 10cm)

uPVC double glazed window to front aspect, radiator, range of fitted units and shelving.

Bathroom

8'5" (2m 56cm) x 5'4" (1m 62cm)

uPVC double glazed windows to rear and side aspects. Fitted suite comprising of:- panelled bath with shower and glazed screen, low level W.C, pedestal hand wash basin. Heated towel rail, fully tiled walls.

Outside

The rear garden is thoughtfully landscaped with a raised flagged patio area, lawned area and planting, enclosed by fencing, timber shed, outside cold water tap. The front benefits from a smart block paved driveway leading to the garage with a lawned area and low brick wall.

Garage

8'4" (2m 54cm) x 16'11" (5m 15cm)

with up and over door, power and lighting, door to side.

