



Stamford Drive, Stalybridge, SK15 1QU

Offers over £195,000

Ideally located and within walking distance of Stalybridge town centre and train station is this good sized two bedroom semi detached property offering spacious accommodation of which only a full internal inspection will fully reveal.

The property has been well cared for and much improved by the present owner and has accommodation that briefly comprises to the ground floor, good sized entrance hallway, lounge opening to a fantastically sized conservatory and a fitted kitchen. To the first floor there are two excellent sized bedrooms and a contemporary bathroom/WC. To the outside the property boasts gardens to the front and rear with off road parking to the rear which is approached at the end of the row. The property is Upvc double glazed and gas central heated ensuring that this property will appeal to even the most discerning of purchasers.

Tenanted until June 2026
A fantastically sized property – View Today!



GROUND FLOOR

Entrance Hall

Living Room

11'9" x 16'8" (3.58m x 5.09m)

Conservatory

10'9" x 9'8" (3.30 x 2.96)

Kitchen

7'7" x 9'10" (2.31m x 3.00m)

FIRST FLOOR

Landing

Bedroom 1

9'3" x 13'5" (2.82m x 4.08m)

Bedroom 2

10'1" x 10'6" (3.07m x 3.20m)

Bathroom/WC

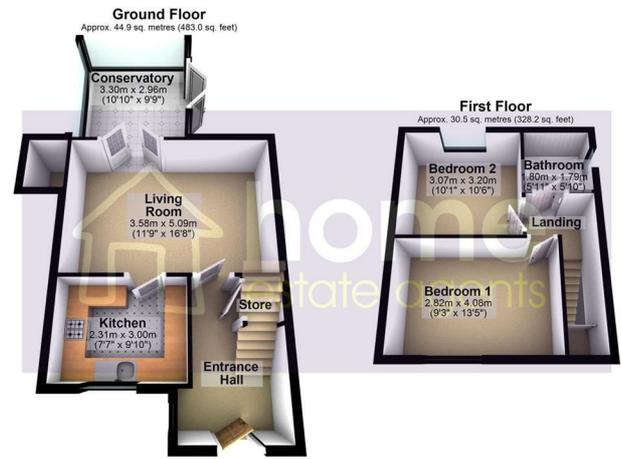
OUTSIDE

Gardens & Driveway

DISCLAIMER

Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/herself of all measurements prior to purchase.

Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else.



Total area: approx. 75.4 sq. metres (811.2 sq. feet)

