



Forester Drive, Stalybridge, SK15 2EN

Offers over £269,950

A beautifully presented and thoughtfully upgraded three-bedroom stone-fronted mid-terraced property, offering stylish accommodation arranged over three floors and enjoying an enviable position overlooking the green to the front and has immediate access to Cheetham Park. Lovingly improved by the current owners, this attractive family home combines character features with modern touches and is ideally located for easy access to Stalybridge town centre, local amenities and excellent commuter links.

The welcoming accommodation comprises an entrance hall leading into a spacious lounge with a feature log-burning stove, creating a warm and inviting focal point. The lounge is open plan to the dining area, where French doors open directly onto the rear garden, while the adjoining kitchen provides a practical and well-appointed space.

To the first floor are two well-proportioned bedrooms and a stylish four-piece family bathroom, while the second floor provides a further generous bedroom, offering excellent flexibility for families, guests or those working from home.

Externally, the enclosed rear garden has been designed with ease of maintenance and entertaining in mind, featuring a paved patio area, steps leading up to an artificial lawn and a further paved seating area. To the front, the property enjoys pleasant views across the green and benefits from immediate access to Cheetham Park, providing an exceptional setting for enjoying the outdoors.

A superb opportunity to acquire a characterful and beautifully maintained home, ideally positioned for both everyday convenience and access to fantastic outdoor space.



GROUND FLOOR

Hall

6'6" x 3'2" (1.98m x 0.96m)

Door to front, stairs leading to first floor, door leading to:

Lounge

13'6" x 13'1" (4.11m x 3.98m)

Double glazed window to front, feature inglenook fireplace with logburner, open plan to:

Dining Area

12'9" x 13'1" (3.88m x 3.98m)

Radiator, double glazed French doors leading out to rear, door leading to:

Kitchen

9'9" x 7'7" (2.98m x 2.32m)

Fitted with a matching range of base and eye level units with worktop space over, inset sink and drainer with mixer tap, integrated fridge/freezer, integrated dishwasher, integrated washing machine, built-in eye level double oven, built-in hob, double glazed window to rear, double glazed window to side.

FIRST FLOOR

Landing

Stairs leading to second floor, doors leading to:

Bedroom 2

13'6" x 13'1" (4.11m x 3.98m)

Double glazed window to front, radiator.

Bedroom 3

13'1" x 6'7" (3.99m x 2.00m)

Double glazed window to rear, radiator.

Bathroom

9'9" x 7'7" (2.98m x 2.32m)

Four piece suite comprising, bath, shower enclosure, pedestal wash hand basin and low-level WC, tiled walls, double glazed window to rear, double glazed window to side, radiator.

SECOND FLOOR

Landing

8'2" x 2'9" (2.50m x 0.83m)

Door leading to:

Bedroom 1

17'0" x 11'1" (5.17m x 3.37m)

Double glazed velux window to front, double glazed window to rear, electric radiator.

OUTSIDE

Enclosed garden to the rear with paved patio area, steps lead up to artificial lawn and further paved area.

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