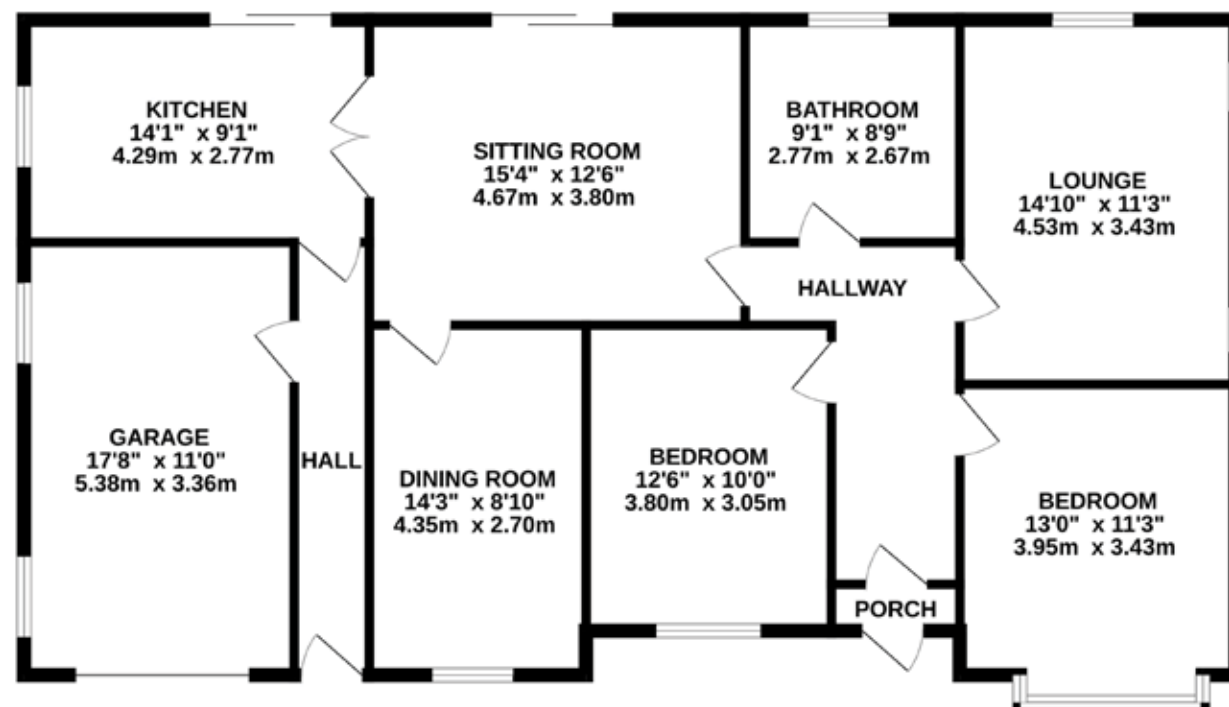


1 SILVER SPRING

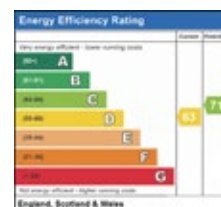
Gee Cross

£450,000

GROUND FLOOR
1302 sq.ft. (121.0 sq.m.) approx.



TOTAL FLOOR AREA: 1302 sq.ft. (121.0 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
Made with Metropix ©2026



NOTICE
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Marple Bridge

10, Town Street, MARPLE BRIDGE SK6 5DS

0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

An extended THREE bedroom true bungalow
offering well proportioned, flexible
accommodation, gardens, driveway parking,
and integral garage.

****NO HIGHER CHAIN****

- Good sized garden and driveway
- Garage and off-road parking
- Bright living spaces
- Spacious and versatile accommodation

- Privacy hedges and mature landscaping
- Two/Three Bedrooms
- Detached bungalow

£450,000

1 SILVER SPRING

Gee Cross



Set within a quiet cul de sac location in a highly sought after residential location, this extended detached bungalow offers flexible and well proportioned accommodation which is bound to appeal to prospective purchasers.

Offered with no higher chain, the accommodation briefly comprises: porch, hall, sitting room with sliding glazed doors providing access to the rear garden, separate dining room/bedroom, kitchen, further lounge (which can also be used as a bedroom), two bedrooms, and bathroom with shower cubicle.

Externally, a driveway provides off road parking and access to the garage (which can also be accessed internally via an internal hallway from the kitchen). There are pleasant gardens to the front and rear, and to the rear there is also a patio area, ideal for al fresco dining, which affords views towards the hills in the distance.

LOCATION

Gee Cross caters for most day to day requirements and boasts popular primary schools, whilst nearby Hyde offers a wide range of shops, restaurants, educational and recreational facilities. For the commuter Hyde station offers services to Manchester city centre and the access points to the Northwest motorway network can be found at the M67 Hyde junction, Stockport East and Bredbury junctions.

DIRECTIONS

For SatNav Purposes: SK14 5LU

TENURE

Leasehold, subject to a 999 year lease from 1st Dec 1961, subject to a ground rent of £13 per year. (subject to verification by solicitors)

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Stockport MBC. Council tax band: E

VIEWING

Viewing strictly by appointment through the Agents.

T W E N T Y N E T W O R K E D O F F I C E S T H R O U G H O U T C H E S H I R E , S O U T H M A N C H E S T E R & T H E H I G H P E A K



gascoignealman.co.uk

GASCOIGNE HALMAN