



**GASCOIGNE
HALMAN**

Alder Brook, Chinley, High Peak
Asking Price
£599,950.00

THE AREA'S LEADING ESTATE AGENCY



An exceptional opportunity to acquire this charming stone-built detached bungalow, situated in a private cul-de-sac location within the desirable Chinley area. This well-proportioned property offers three bedrooms, a spacious lounge, and a kitchen diner, providing comfortable and versatile living accommodation.

Constructed in traditional style, the bungalow benefits from a beautiful large garden, with stream running through ideal for outdoor entertaining and family enjoyment. Additional features include a lower ground floor utility room to the rear, and a double garage offering ample parking and storage.

This freehold property combines character with convenience, it is only a short walk to the local shops in the village centre as well as being convenient for the popular local Primary School.

Property details

- Stone Built Detached Bungalow
- Beautiful Large Garden
- Private Cul de Sac Location
- Three Bedrooms
- Lounge and Kitchen Diner
- Double Garage
- Lower Ground Floor Utility Room to Rear



About this property

In a little more detail, the accommodation on offer comprises a porch, opening into the spacious entrance hall with study area. The lounge has a bay window to front overlooking the front garden and gas fire in feature fireplace. The kitchen diner has a range of fitted wall and base units with integrated appliances and space for a dining table. Off the kitchen is the double glazed rear porch which leads onto the steps down to the rear of the house. Bedroom one looks out to the rear over the garden and has fitted wardrobes. Bedrooms two and three both look out to the front, with bedroom three currently used as a snug.

Externally, the property sits within its own grounds having well maintained and manicured gardens to the front side and rear. The rear garden has a driveway providing off road parking and access to the double garage. There is also a utility room with plumbing for washing machine and a sink unit and a separate outside WC. The garden itself is a beautiful space with paved seating area, large lawned area with pond, flowerbeds and stream running through with footbridges to access the far side.







DIRECTIONS

SK23 6DN

COUNCIL TAX BAND

E

TENURE

Freehold

SERVICES (NOT TESTED)

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

LOCAL AUTHORITY

High Peak Borough Council

VIEWING

Viewing strictly by appointment.

EFFICIENCY RATING

PRIMARY SOURCE OF HEATING

Gas fired hot water radiators

PRIMARY ARRANGEMENT FOR SEWERAGE

Ask Agent

PRIMARY SOURCE OF ELECTRICITY

Mains Supply

PRIMARY SOURCE OF WATER

Mains Supply

BROADBAND CONNECTION

Copper wire

ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

No

ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

No

THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

No

SOURCES OF FLOODING

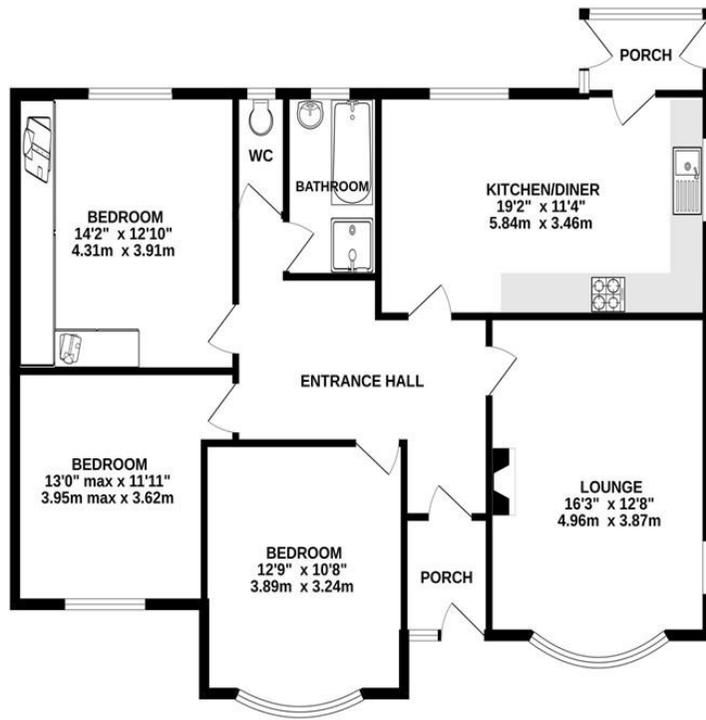
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

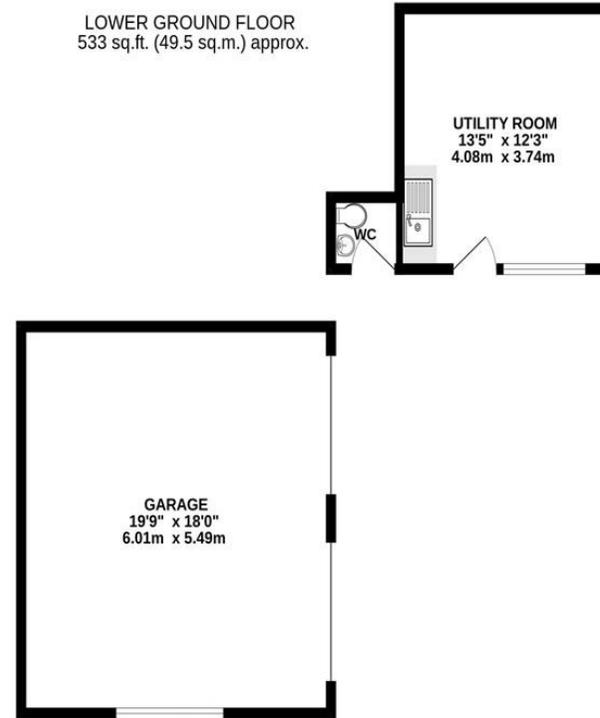
No

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GROUND FLOOR
1165 sq.ft. (108.2 sq.m.) approx.



LOWER GROUND FLOOR
533 sq.ft. (49.5 sq.m.) approx.



TOTAL FLOOR AREA : 1698 sq.ft. (157.8 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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