



Crowswood Drive
Stalybridge, SK15 3RJ

Price £274,000

Situated in the highly desirable Churchfields Estate in Stalybridge, this three-bedroom semi-detached property is the perfect family home. With easy access to Stalybridge town centre, residents can enjoy a fantastic selection of shops, charming cafés, and excellent transport links, making commuting and daily errands a breeze. The area is well-served by a choice of reputable schools, making it ideal for families, while Stalybridge Country Park is just a stone's throw away, providing the perfect setting for scenic countryside walks, cycling routes, and outdoor adventures.

Stepping inside, the home welcomes you with an entrance hall leading to a convenient downstairs cloakroom. The inviting lounge is the perfect space to relax, while the functional kitchen/diner offers ample space for family meals and entertaining. The real showstopper is the orangery, featuring bi-fold doors that open seamlessly onto the garden, flooding the space with natural light and creating a wonderful indoor-outdoor flow.

Upstairs, three well-proportioned bedrooms provide comfortable living for the whole family, complemented by a modern and beautifully finished family bathroom.

Externally, the property boasts a well-maintained lawned front garden, a private driveway complete with an EV charger, and a detached garage for additional storage or parking. The enclosed rear garden features a paved patio area—ideal for summer barbecues and outdoor dining—along with a raised lawn area, providing plenty of space for children to play or for those who love to garden.

With its blend of stylish interiors, a sought-after location, and fantastic outdoor space, this home is an excellent opportunity for families, professionals, or anyone looking to enjoy a vibrant yet peaceful lifestyle. ****Viewing Highly Recommended****



GROUND FLOOR

Entrance Hall

Door to side, radiator, stairs leading to first floor, doors leading to:

Cloakroom

Two piece suite comprising pedestal wash hand basin and low-level WC, double glazed window to front, radiator.

Lounge 15'8" x 13'7" (4.77m x 4.13m)

Double glazed window to front, feature fireplace with inset living flame effect fire, radiator, door leading to:

Kitchen/Diner 8'9" x 13'7" (2.66m x 4.13m)

Fitted with a matching range of base and eye level units with worktop space over, inset sink and drainer with boiling water tap, tiled splashbacks, integrated fridge/freezer, plumbing for washing machine, built-in eye level oven, built-in hob with extractor hood over, double glazed window to rear, radiator, double glazed French doors leading to:

Orangery 8'11" x 11'3" (2.73m x 3.42m)

Double glazed windows to side, bi-fold door leading out to rear garden.

FIRST FLOOR

Landing

Doors leading to:

Bedroom 1 11'1" x 10'5" (3.38m x 3.17m)

Two double glazed windows to front, built-in wardrobe, two radiators, door to storage cupboard.

Bedroom 2 10'0" x 7'3" (3.06m x 2.22m)

Double glazed window to rear, radiator.

Bedroom 3 7'6" x 5'11" (2.29m x 1.81m)

Double glazed window to rear, radiator.

Bathroom 5'3" x 7'3" (1.61m x 2.22m)

Three piece comprising panelled bath with shower over, pedestal wash hand basin and low-level WC, part tiled walls, double glazed window to side, heated towel rail.

OUTSIDE

Lawned garden to the front with driveway fitted with EV

charger, detached garage. Enclosed garden to the rear with paved patio area and raised lawn section.

Solar Panels

The property also benefits from Solar Panels which are owned by the vendors and are included in the sale of the property.

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/her self 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.


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Total area: approx. 75.8 sq. metres (815.6 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	88	89
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC 