



Wright Marshall
Estate Agents

11 STEELE COURT MANCHESTER ROAD,
BUXTON SK17 6SZ

£179,995

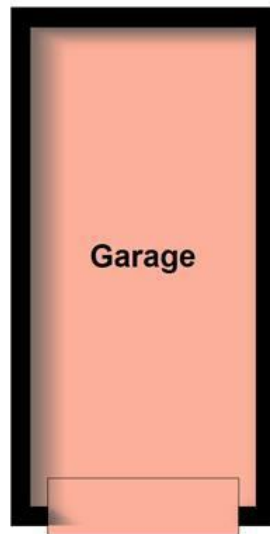


A spacious second floor TWO BEDROOM APARTMENT situated within a convenient location close to Buxton town centre, with easy access to local amenities, the Opera House, and transport links. Offered with NO ONWARD CHAIN. The accommodation comprises a well-proportioned 232 sq ft living and dining area with a Juliet balcony, a modern fitted kitchen, two double bedrooms, and a contemporary bathroom. Externally, the property benefits from a SINGLE GARAGE and communal garden frontage.

8 The Quadrant, Buxton, Derbyshire, SK17 6AW
T. 01298 23038 | buxton@wrightmarshall.co.uk | www.wrightmarshall.co.uk

Buxton | Chester | Crewe | Knutsford | Nantwich | Northwich | Tarporley

Outbuilding



Second Floor



All floorplans provided are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.

MISREPRESENTATION ACT 1967.

Messrs Wright Marshall for themselves and for the vendors or Lessors of this property, whose agents they are, give notice that:

1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions and 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.
3. No person in the employment of Messrs. Wright Marshall has any authority to make any representation whatever in relation to this property.



A spacious second floor TWO BEDROOM APARTMENT situated within a convenient location close to Buxton town centre, with easy access to local amenities, the Opera House, and transport links. Offered with NO ONWARD CHAIN. The accommodation comprises a well-proportioned 232 sq ft living and dining area with a Juliet balcony, a modern fitted kitchen, two double bedrooms, and a contemporary bathroom. Externally, the property benefits from a SINGLE GARAGE and communal garden frontage.

HALLWAY

Entrance door, intercom, built in cupboard, radiator, and loft access.

LIVING ROOM AND DINING AREA

12'9 x 20'7 (3.89m x 6.27m)
uPVC double glazed windows, double glazed doors leading to a Juliet balcony, and two radiators

KITCHEN

10'9 x 7'11 (3.28m x 2.41m)
uPVC double glazed window, fitted wall and base units with a wood effect worktop over, four ring gas hob with an extractor fan over, integral oven, stainless steel sink and drainer with a mixer tap over, integral fridge freezer, integral dishwasher, plumbing for a washing machine, radiator, Worcester combi boiler, and wood effect flooring.

BEDROOM ONE

13'10 x 9'10 (4.22m x 3.00m)
uPVC double glazed window, radiator, and built in wardrobes.

BEDROOM TWO

10'9 x 10 (3.28m x 3.05m)
uPVC double glazed window, radiator, and built in wardrobes.

BATHROOM

10'9 x 5'5 (3.28m x 1.65m)
uPVC double glazed window, bath with a wall mounted electric shower fitment over, WC with a push flush, pedestal wash basin, radiator, built in cupboard, part tiled walls, and wood effect flooring.

EXTERIOR

The property offers well maintained communal gardens to both the front and rear, along with a private garage.

GARAGE

16'4 x 7'8 (4.98m x 2.34m)

NOTES

Tenure: Leasehold 999 years from 1973
Council Tax Band: B
EPC Rating: TBC
What3Words Location: cursing.galloped.instance

