



*jordan fishwick*

Orford Avenue Disley Stockport



**Orford Avenue Disley Stockport  
SK12 2BH**

**£325,000**



### The Property

Towards the head of a cul-de-sac on an extremely popular, established residential development within easy reach of Disley Village amenities and school, a mature, three bedroom semi-detached family home. Ready for some updating but superbly maintained over the years and an excellent opportunity to buy. Boasting generous gardens with forward views over roof tops and complimented by a double width driveway, attached garage, pvc double glazing and gas central heating. Comprising: storm porch, entrance hall, wc, living room, dining room, conservatory, breakfast kitchen, three first floor bedrooms, a shower room and a wc. No Chain and Viewing highly recommended.




- Superb Three Bedroom Semi-Detached
- Cul-De-Sac Position Within Sought After Area
- South Facing Enclosed Garden
- Double Width Driveway and Attached Garage
- Potential To Improve and Update
- Pvc Double Glazing and Gas Central Heating
- No Chain
- Forwards Views Towards Kinder Scout
- Within 1/2 a mile Of Disley Village, School and Railway Station

**Postcode** SK12 2BH

**EPC Rating** D

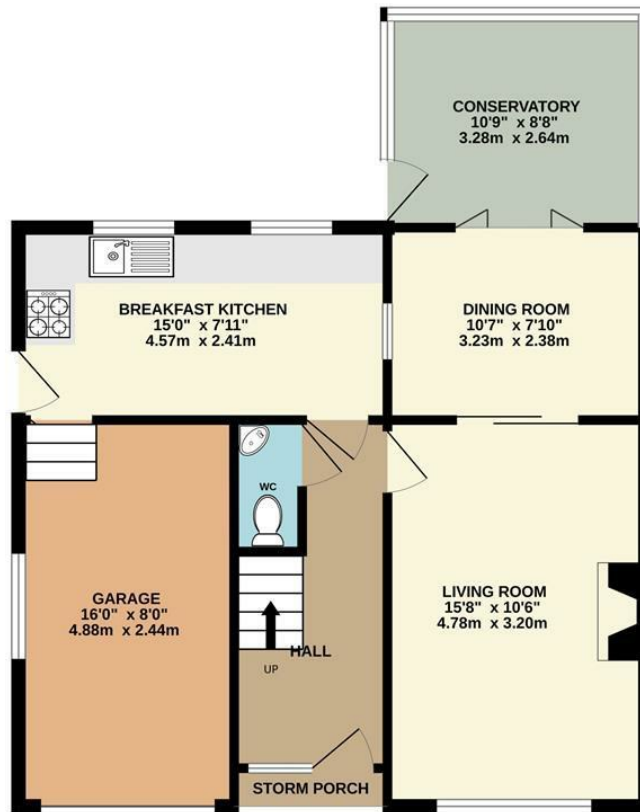
**Local Authority** Cheshire East

**Council Tax** C

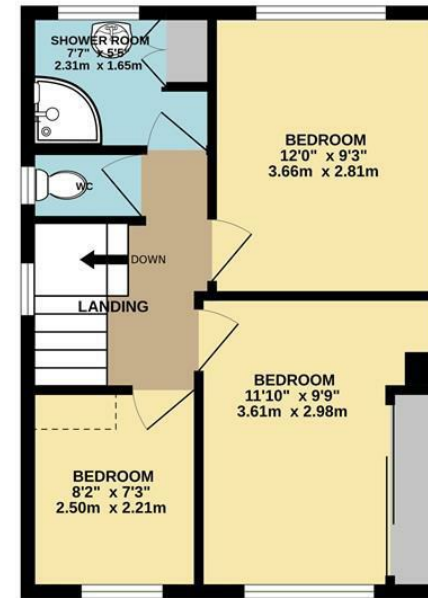
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	74
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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14 Market St, Disley, Cheshire, Stockport SK12 2AA

01663 767878

disley@jordanfishwick.co.uk

www.jordanfishwick.co.uk