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15 Wood Street, Hollingworth, Hyde, SK14 8NL

**** SEE OUR VIDEO TOUR **** Tucked away on a no through road within the heart of Hollingworth, an immaculately presented, stone built mid terraced house, guaranteed to be of special interest to any First Time Buyers. Briefly comprising of a front lounge, a modern shaker style dining kitchen with oven and hob, two first floor bedrooms and a modern shower room. Outhouse and enclosed rear garden. Energy Rating

£220,000

Viewing arrangements

Viewing strictly by appointment through the agent

44 High Street West, Glossop, Derbyshire, SK13 8BH 01457 858888

GROUND FLOOR

Lounge

13'8 (max) x 13'1

Double glazed composite front door, pvc double glazed front window, central heating radiator, two wall light points, electric and gas meter cupboard, door through to:

Dining Kitchen

14'3 x 9'3

A range of fitted shaker style kitchen units finished in grey and including base cupboards and drawers, built-in electric oven, work tops over with an inset single drainer one and a half bowl sink with mixer tap, gas hob and filter hood, matching wall cupboards, Baxi gas fired combination boiler

and radiator, understairs cupboard, pvc double glazed rear window, composite external rear door and stairs leading to:

FIRST FLOOR

Landing

Bedroom One

13'8 x 13'0 (max)

Pvc double glazed front window and central heating radiator, storage cupboard.

Bedroom Two

9'4 x 8'8

Pvc double glazed rear window and central heating radiator.

Shower Room

Shower cubicle, close coupled wc and wash hand basin with mixer tap and vanity unit, chrome finish towel radiator and pvc double glazed rear window.

OUTSIDE


Outhouse & Enclosed Rear Garden


Attached outhouse with power, light and plumbing for an automatic washing machine, gated yard area and low maintenance rear garden with decorative slate and decked area.

Our ref: Cms/cms/0527/26

Note - Anti Money Laundering

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	





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