



Apethorn Lane, Gee Cross, Hyde

Freehold

Lovely Detached Cottage • Three double bedrooms, one with en-suite • Peaceful Gee Cross location with walks from your front door • Conservatory overlooking pretty garden • Fantastic local schools • No onward chain





Welcome to Apethorn Lane in Gee Cross. Imagine yourself unwinding in the generous lounge, with space for multiple sofas and a snug fireplace to keep you warm on cooler nights. Whether you're hosting a movie night or just kicking back with a good book, this room sets the scene for relaxation.

Just off the lounge, a bright conservatory beckons you to relax and soak in the views of the cottage garden - a peaceful retreat from the hustle and bustle of every-day life.

The large kitchen boasts ample dining space, perfect for gathering friends and family for a delicious meal. You will be whipping up culinary masterpieces while loved ones chat and laugh around the table.

With wooden flooring throughout the downstairs, this cosy abode is both warm and convenient, inviting you to make it your own.

The property features three bedrooms, each offering its own unique charm. The principal bedroom is a sanctuary, complete with an en suite bathroom and a generous walk-in wardrobe. Wake up to views of the rear garden and start your day in style. The second double bedroom overlooks the front garden, while the final bedroom at the back of the property can easily accommodate a double bed or serve as a spacious single with room for a workspace or extra storage.

The family bathroom is a haven of relaxation, featuring a large corner bath for soaking away the stresses of the day and a separate shower for quick and easy mornings.

Outside, a generous sunny patio awaits, perfect for soaking up the sun all day long or firing up the BBQ to entertain friends. Nestled back from the lane, the property offers off-road parking for two cars on the driveway, as well as a detached garage to the side - ideal for storage or sheltering your vehicle from the elements.

Don't miss the chance to make this delightful cottage your own - a place where memories are made and moments are cherished. Whether you're seeking a peaceful escape or a welcoming space to host loved ones, this home has it all. Embrace the charm and character of this beautiful property and start creating your own story within its walls.

Apethorn Lane is in the perfect location for accessing all the facilities of Gee Cross, including two excellent primary schools. You can stretch your legs with a wander down to the Goyt Valley Nature Reserve or venture a little further up to Werneth Low and enjoy a glass of something nice on the way back down from one of the many establishments along the way.

There are local shops for the things you have forgotten and some great local activities for adults and children to keep you busy. You have a range of supermarkets to choose from and the rail and road networks are both easily accessible and the M60/67 a couple of minutes driveaway and several stations to choose from.

Detached garage & driveway

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

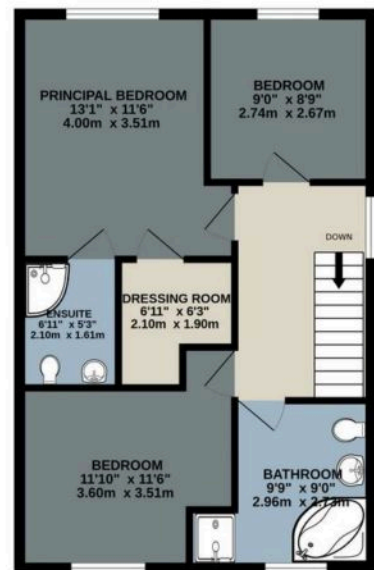
(Disclaimer: Twilight image enhanced with AI by Street)



GROUND FLOOR
780 sq.ft. (72.4 sq.m.) approx.



1ST FLOOR
557 sq.ft. (51.8 sq.m.) approx.



TOTAL FLOOR AREA : 1337 sq.ft. (124.2 sq.m.) approx.

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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