



5 Peak Forest Close, Hyde, SK14 4XD

£1,200 PCM

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A Wilson Estates are delighted to offer To Let this well presented three bedroom semi detached home on Peak Forest Close in Hyde.

The ground floor accommodation offers great living space and comes complete with entrance porch, downstairs WC (ideal for the growing family), spacious lounge and a contemporary breakfast kitchen; whilst upstairs there are three generous bedrooms and a modern family bathroom.

Externally there is a tarmac driveway with parking for two cars. The rear garden offers a large decked area and artificial lawn. Further down the garden there is a good sized composite patio area.

Location-wise, you're close to everyday amenities, with the Village Hotel and its gym and swimming pool just around the corner.

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Entrance Hallway

Composite double-glazed door to front elevation. Lighting, radiator, and laminate flooring.

WC

uPVC double-glazed window to front elevation. Low-level WC and hand wash basin with mixer tap. Part-tiled walls, lighting, radiator, and vinyl flooring.

Lounge

uPVC double-glazed box window to front elevation. Lighting, radiator, laminate flooring, and under-stair storage cupboard.

Dining Kitchen

uPVC double-glazed doors and window to rear elevation. Fitted wall and base units with coordinating work surfaces. Stainless steel one and a half bowl sink with mixer tap. Integrated electric oven and gas hob with extractor over. Lighting, radiator, blinds, and laminate flooring.

Stairs and Landing

Wooden handrail and balustrades. Lighting, carpet, loft access, and built-in storage cupboard.

Bedroom One

uPVC double-glazed window to front elevation. Lighting, radiator, carpet, blinds, and built-in storage cupboard.

En Suite

uPVC double-glazed window to front elevation. Three-piece bathroom suite comprising

low-level WC, hand wash basin with mixer tap, and enclosed shower cubicle with mains fed shower. Part-tiled walls, lighting, radiator, and vinyl flooring.

Bedroom Two

uPVC double-glazed window to rear elevation. Lighting, radiator, carpet, and blinds.

Bedroom Three

uPVC double-glazed window to rear elevation. Lighting, radiator, carpet, and blinds.

Family Bathroom

uPVC double-glazed window to side elevation. Three-piece bathroom suite comprising low-level WC, hand wash basin with mixer tap, and panelled bath. Part-tiled walls, lighting, radiator, blinds, and vinyl flooring.

Externally

To the front is a garden with driveway with parking for two vehicles. At the rear is a large garden with decking area, artificial lawn, and composite patio area.

Additional Information

Council Tax Band : C

EPC Rating : B

Holding Deposit £276

STRICTLY NO SMOKING POLICIES APPLY





Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		96	(92 plus) A		
(81-91) B		84	(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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