

GLEN HEATON

eXp UK

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12a, Torkington Manor Torkington Road, Hazel Grove

Offers Over £220,000

2 1 1









- Private Gated Off Road Parking
- Open Plan Living
- Stunning Communal Grounds / Garden
- No Chain
- Semi Rural Location
- Telecom Access

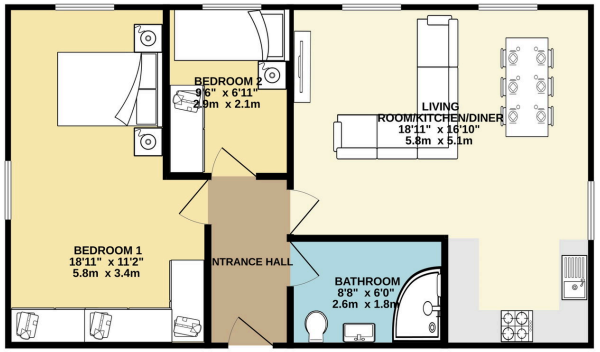








GROUND FLOOR
617 sq.ft. (57.3 sq.m.) approx.



TOTAL FLOOR AREA : 617 sq.ft. (57.3 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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Open Day Saturday 7th November, Call To Book Your Time Slot. Situated on Torkington Road in the popular Hazel Grove area of Stockport, SK7 6PR offers an attractive combination of established residential surroundings, convenient transport connections and beautiful green spaces.

Energy performance certificate (EPC)

12a Torkington Manor Torkington Road Hazel Grove STOCKPORT SK7 6PR	Energy rating C	Valid until: 11 May 2032 Certificate number: 9927-3916-2205-9282-2204

Property type	Top-floor flat
Total floor area	54 square metres

Rules on letting this property

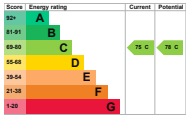
Properties can be let if they have an energy rating from A to E.

You can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

See how to improve this property's energy efficiency.



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60

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