



**GASCOIGNE
HALMAN**

Wesley Court, Market Street, Chapel-En-Le-Frith, High Peak
Asking Price £325,000

THE AREA'S LEADING ESTATE AGENCY



A deceptively spacious Grade II listed terraced house offering versatile accommodation arranged over four floors. This well-presented home features three generous double bedrooms, including a mezzanine level and a dressing room/office off the principal bedroom, providing flexible living space.

The property benefits from two reception rooms, alongside a basement area comprising a utility room and a hobby space. Additional features include residents parking, stone paved yard to the rear and a convenient central location within Chapel-En-Le-Frith, providing easy access to local amenities.

This charming period residence combines character with practicality, making it an excellent opportunity for buyers seeking a distinctive home in the heart of the High Peak.

Property details

- Deceptively Spacious Terraced Home
- Three Double Bedrooms
- Two Reception Rooms
- Accommodation Split Over Four Floors
- Mezzanine and Dressing Room/Office off Bedroom One
- Basement With Utility and Hobby Room
- Residents Parking
- Convenient Central Location
- Grade II Listed



About this property

In a little more detail, the accommodation on offer is entered via a vestibule opening into the spacious lounge measuring over 7 meters in length with two windows to the front and feature fireplace. The kitchen has a range of fitted wall and base units with worktops over, inset sink and tiled splashbacks, along with space for white goods. The dining room has a window to the rear and doorway opening to the stairs leading to the basement. In the basement you will find a utility room with plumbing for washing machine, wash basin and WC. There is also a useful storage area and generous space which makes an ideal hobby room.

The first floor has the master bedroom with staircase leading to the second floor mezzanine which has eaves storage and access to the dressing room/office with skylight window to the rear. Bedroom two and three are comfortable double bedrooms and all are served by the family bathroom comprising WC, wash basin, bath and separate shower area with glass screen, all complimented by tiled walls and flooring.

Externally there is a residents parking space and a stone paved yard to the rear.







DIRECTIONS

SK23 0JD

COUNCIL TAX BAND

D

TENURE

Freehold

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

High Peak Borough Council

VIEWING

Viewing strictly by appointment.

EFFICIENCY RATING

PRIMARY SOURCE OF HEATING

Gas fired hot water radiators

PRIMARY ARRANGEMENT FOR SEWERAGE

Mains Supply

PRIMARY SOURCE OF ELECTRICITY

Mains Supply

PRIMARY SOURCE OF WATER

Mains Supply

BROADBAND CONNECTION

Copper wire

ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

No

ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

Yes

THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

Yes

SOURCES OF FLOODING

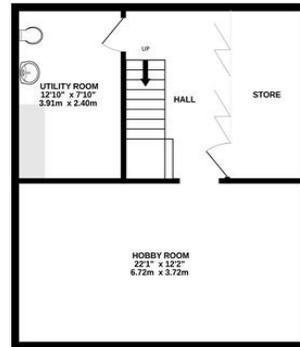
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

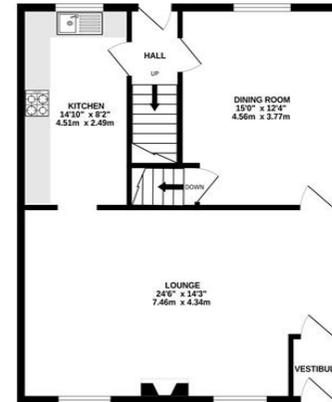
No

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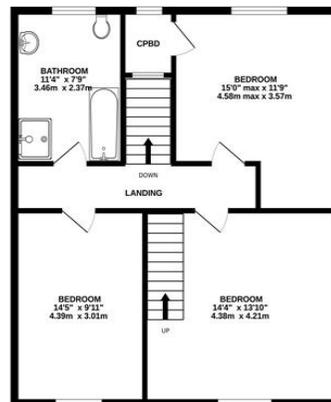
BASEMENT
552 sq.ft. (51.2 sq.m.) approx.



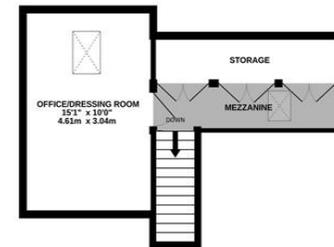
GROUND FLOOR
705 sq.ft. (65.5 sq.m.) approx.



1ST FLOOR
709 sq.ft. (65.9 sq.m.) approx.



2ND FLOOR
229 sq.ft. (21.3 sq.m.) approx.



TOTAL FLOOR AREA : 2195 sq.ft. (203.9 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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