



135 High Street West, Glossop, Derbyshire, SK13 8HJ

**** SEE OUR VIDEO TOUR **** located in the town centre, just a short walk from the shops and railway station, a modernised, stone built mid terraced house, guaranteed to be of interest to any First Time Buyers and with an enclosed sunny South facing rear garden. Briefly comprising of a front lounge, a kitchen including an oven and hob, two first floor bedrooms, the smallest of which is used as a study by the current owner, an only recently refitted shower room and useful loft room. Energy Rating D

£195,000

Viewing arrangements

Viewing strictly by appointment through the agent

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

GROUND FLOOR

Lounge

13'8 x 13'6

Pvc front door

Laminate wood flooring

Pvc double glazed front window with shutter blinds

Exposed fireplace

Turning stairs leading to the first floor & door through to

Kitchen

13'8 x 8'10

A range of fitted kitchen units

Built-in electric oven & induction hob

Plumbing for a washing machine & dishwasher

Ideal gas fired combination boiler

Pvc double glazed external rear door

FIRST FLOOR

Landing

Door & stairs leading up to the attic

Useful space leading to

Bedroom One

12'9 x 10'6 (max) 9'0 (min)

Pvc double glazed front window with shutter blinds

Bedroom Two

8'2 x 5'9

Currently used as a study overlooking the rear garden

Shower Room

Recently refitted white suite

Walk-in shower, wash hand basin with vanity & close coupled wc

SECOND FLOOR

Loft Room

13'4 (max less stairs) x 7'7 plus eaves

Useful space with double glazed skylight window & radiator

Partly restricted head height

OUTSIDE

Rear Garden

Sunny South facing aspect

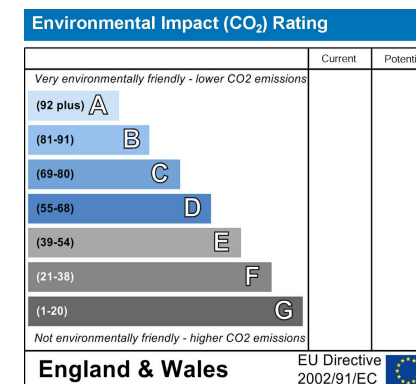
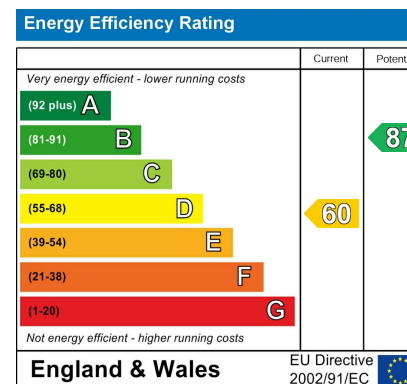
Low maintenance flagged patio area & raised artificial lawn

Garden shed

Our ref: Cms/cms/0929/26

Note - Anti Money Laundering

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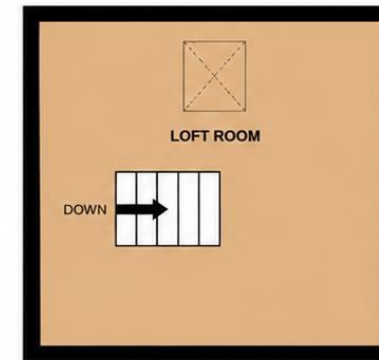
GROUND FLOOR
300 sq.ft. (27.9 sq.m.) approx.



1ST FLOOR
305 sq.ft. (28.3 sq.m.) approx.



2ND FLOOR
175 sq.ft. (16.2 sq.m.) approx.



TOTAL FLOOR AREA : 780 sq.ft. (72.4 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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