



*jordan fishwick*

Kinder Road Hayfield High Peak



## Kinder Road Hayfield High Peak SK22 2HJ

£325,000



### The Property

Located in the heart of the charming and ever popular village of Hayfield, a refurbished and very well presented TWO DOUBLE BEDROOM stone built cottage. Blending character and contemporary with an open plan ground floor comprising a lounge with multi-fuel burning stove, fully fitted contemporary dining kitchen with feature Stone floor, two good sized first floor bedrooms (master with built in wardrobes) and a white bathroom suite. Useful attic for storage, double glazing, gas central heating and a large rear area for both PARKING and a garden. No Chain and Viewing Essential.




- Superb Stone Built Cottage
- Popular Hayfield Village Location
- Convenient For All Local Amenities
- Two Generous Bedrooms
- Off Road Parking and Garden Area
- Open Plan Ground Floor
- Wealth Of Features
- No Chain

**Postcode** SK22 2HJ

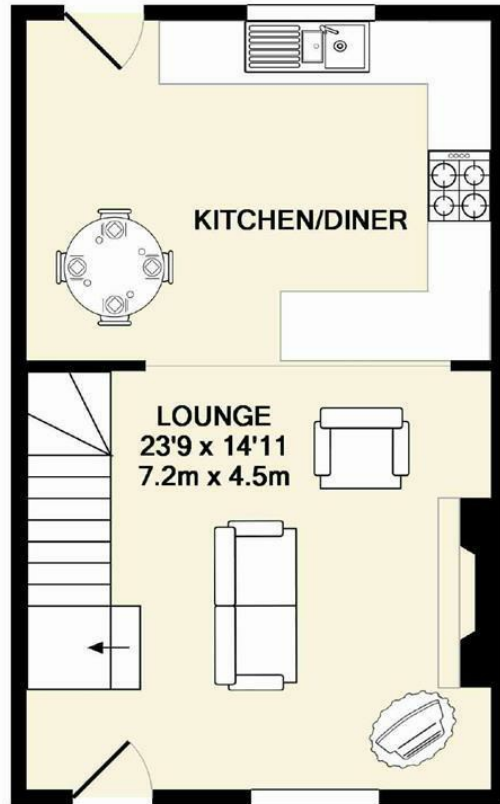
**EPC Rating**

**Local Authority** High Peak

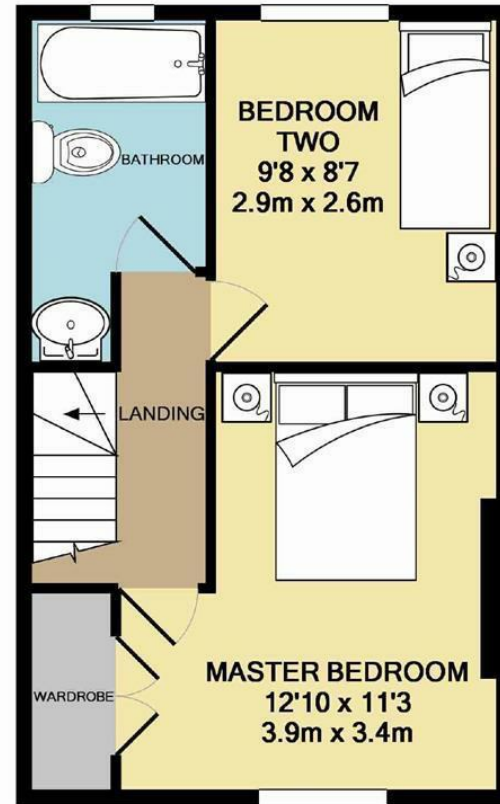
**Council Tax** C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>			EU Directive 2002/91/EC 





GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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