

420 Hadfield Road, Hadfield, Glossop, SK13 1PY



- Spacious Stone End Terraced
- Entrance hallway with feature panelling
- Two spacious reception rooms
- Three bedrooms (two doubles)
- Modern bathroom suite

- High ceilings to main rooms
- Built-in storage
- Ideal family home
- Ample Off Road Parking
- Front & Rear Gardens

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## MAIN DESCRIPTION

Stepping Stones are delighted to offer for sale this delightful period stone terrace offers spacious accommodation with high ceilings and a welcoming entrance hallway. The property features two generous reception rooms, perfect for family living and entertaining, and a well-equipped kitchen with access to the rear garden. Upstairs, there are two double bedrooms and one single bedroom, a contemporary bathroom, and a landing offering built-in storage.

Externally, the home benefits from front and rear gardens and ample parking, providing both practicality and outdoor space.

Situated in Hadfield, the property is perfectly placed for local amenities, schools, and recreational facilities. Excellent transport links include easy access to the railway station, connecting to Glossop, Manchester, and surrounding areas. Glossop town centre is just a short distance away, offering shopping, dining, and leisure options.

This is a superb opportunity to acquire a charming family home in a desirable location combining period character, space, and modern comforts.



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## ENTRANCE HALLWAY

External front door opening into the entrance hallway featuring decorative wall paneling, ceiling light point, and stairs rising to the first floor. Internal doors provide access to the ground floor accommodation.



## FRONT RECEPTION ROOM

12' 8" x 12' 5" (3.86m x 3.78m) A generously sized reception room with uPVC double-glazed windows to the front and side elevations. Features include high ceilings with decorative cornice, ceiling light point, wall-mounted radiator, and a meter cupboard.



## REAR RECEPTION ROOM

13' 7" x 12' 5" (4.14m x 3.78m) A further spacious reception room with uPVC double-glazed windows to the rear and side elevations. Benefits from high ceilings with decorative cornice, ceiling light point, wall-mounted radiator, opening through to the kitchen.



## KITCHEN

9' 2" x 7' 2" (2.79m x 2.18m) Fitted with a range of high- and low-level kitchen units with contrasting work surfaces and tiled splash backs. Includes plumbing for an automatic washing machine, integrated electric oven, four-ring gas hob with extractor hood, and boiler housing. uPVC double-glazed window to the rear elevation, ceiling spotlights, wall-mounted radiator, under-stairs storage area, and uPVC double-glazed external door leading to the rear.



## LANDING

Stairs rise from the ground floor to a spacious landing with ceiling light point, uPVC double-glazed window to the rear elevation, built-in storage cupboard, and internal doors leading to the first-floor accommodation.



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## MAIN BEDROOM

12' 9" x 9' 0" (3.89m x 2.74m) A generous double bedroom with uPVC double-glazed windows to the front and side elevations. Features include a wall-mounted radiator, ceiling light point, and decorative ceiling cornice.



## BEDROOM TWO

11' 3" x 9' 2" (3.43m x 2.79m) A further double bedroom with uPVC double-glazed windows to the front and side elevations, ceiling light point, and wall-mounted radiator.



## BEDROOM THREE

9' 6" x 6' 9" (2.9m x 2.06m) A Single bedroom with uPVC double-glazed window to the front elevation, ceiling light point, and wall-mounted radiator.



## BATHROOM

11' 2" x 3' 6" (3.4m x 1.07m) A Three-piece suite comprising a close-coupled WC, wash hand basin set within a vanity unit, and a shower bath with overhead rainfall and handheld shower. Additional features include tiled splash backs, ceiling light point, extractor fan, uPVC double-glazed window to the rear elevation, and wall-mounted heated towel rail.



## EXTERNAL

The property boasts ample private off-road parking to the side and a gated, walled forecourt garden. To the rear, there is gated access to a private and fully enclosed garden, featuring a combination of decked and lawn areas, providing a secure and versatile outdoor space ideal for both relaxation and entertaining.

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## **DISCLAIMER**

The vendor has advised the following:

Property Tenure - Leasehold

Annual Ground Rent - £1.21 per annum

Leasehold Term - 999 years from date of build

EPC Rate -

Council Tax Band Rating -

Council - High Peak Borough Council

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