

31 Charles Street, Glossop

£250,000 Freehold

Freehold & Chain Free • Central Glossop Location • Two Reception Rooms • Wood Burning & Gas Stoves • Kitchen/Diner with Rangemaster Double Oven • Three Double Bedrooms • Rear Private Courtyard & Shared Garden • Period Features • Ideal for Couples or Small Families • Characterful Stone Cottage



*****FREEHOLD & NO VENDOR CHAIN*****

This versatile and characterful home is arranged over four floors and is ideally positioned in the heart of Glossop town centre, offering a rare combination of period features, flexible accommodation and a private rear courtyard along with use of a shared garden.

The property boasts two generous reception rooms, both featuring attractive fireplaces and wood-burning and gas stoves, creating warm and inviting living spaces ideal for both everyday living and entertaining. To the lower level is a fabulous kitchen/diner, thoughtfully designed and well-appointed with an attractive Rangemaster double oven, providing a sociable and practical space at the heart of the home.

Accommodation is arranged across the upper floors and includes three double bedrooms, with the original loft bedroom offering particular charm and character. The layout provides flexibility to suit a range of needs, whether for a couple, a small family, or those requiring adaptable space for home working or guests.

Externally, the property benefits from a private rear courtyard and use of the shared garden with a private brick shed, offering a quiet outdoor retreat despite its central location. With its excellent access to local amenities, transport links and countryside beyond, this is a unique opportunity to secure a distinctive home in one of Glossop's most convenient and desirable town-centre settings.

Council Tax band: B

Tenure: Freehold



ENTRANCE HALL

Wooden entrance door, Tiled flooring, wall mounted radiator, ceiling light point, internal wooden door leading into Lounge and internal stair case.

LOUNGE

10' 8" x 9' 7" (3.25m x 2.92m)

Wooden laminate flooring, uPVC window to front elevation, 2 x inset wooden bookcases, large fireplace opening with feature gas fire, 2 x cupboards for housing utility meter, double storage cupboard, wall mounted radiator, ceiling light point, internal wooden door leading into second reception room.



SECOND RECEPTION

13' 6" x 11' 2" (4.11m x 3.40m)

A further great size reception room, uPVC window to rear elevation, wall mounted radiator with radiator cover, ceiling light point, wooden mirror on wall, inset storage cupboards, fire place including working log burner, internal wooden door leading to lower ground level Kitchen.



STAIRS LEADING TO LOWER GROUND LEVEL

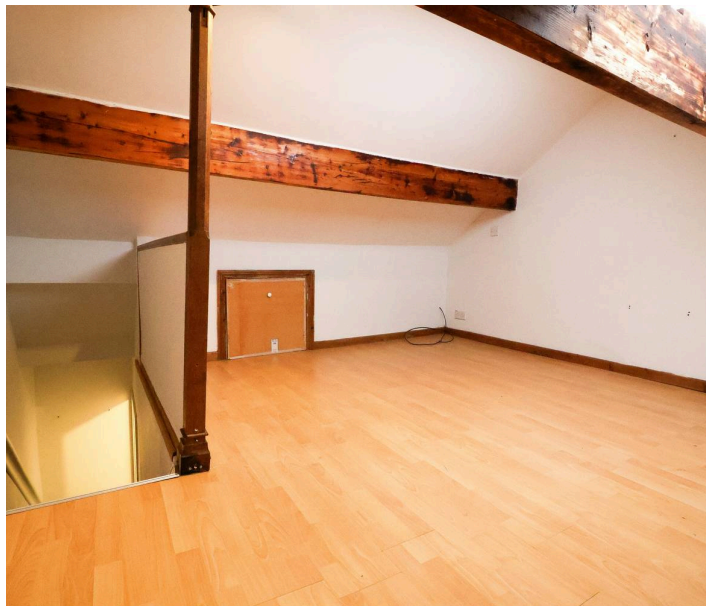
Stone Steps, laminate flooring, ceiling & wall light, internal wooden door leading into the Kitchen / Diner.

KITCHEN/DINER

13' 1" x 19' 7" (3.99m x 5.97m)

Internal door leading from hallway, tiled flooring, uPVC patio doors leading to the rear garden, uPVC window, ceiling spotlights & ceiling light, high and low level Kitchen units inc plate & wine rack, under counter down





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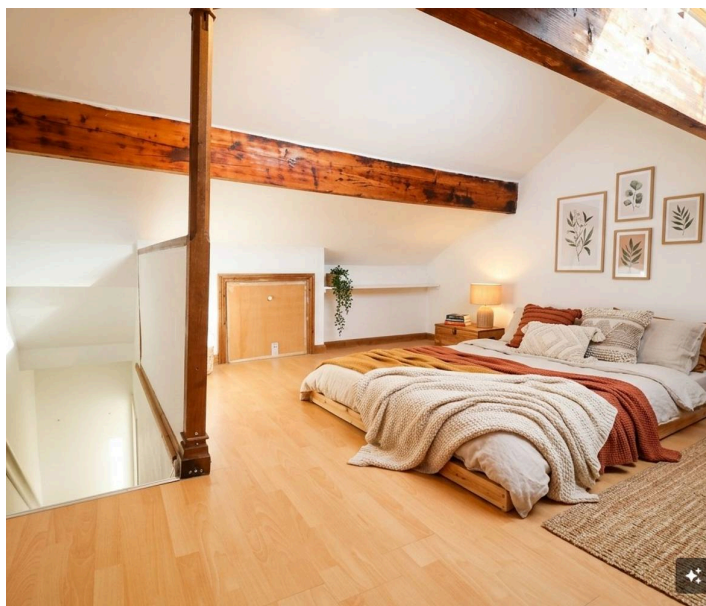
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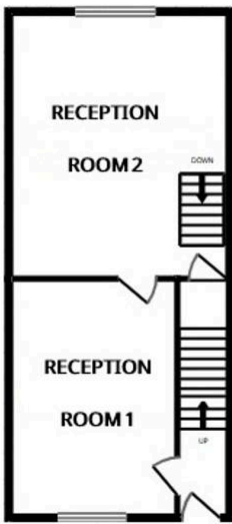
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GARDEN

Low maintenance enclosed garden over two levels, decking area, flagged area, perimeter fencing with gate, over canopy



GROUND FLOOR



LOWER GROUND FLOOR



FIRST FLOOR



SECOND FLOOR