



TOTAL FLOOR AREA: 1607 sq.ft. (149.3 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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NOTICE

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THE AREAS LEADING ESTATE AGENCY

Whaley Bridge

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A PERIOD STONE DOUBLE FRONTED SEMI DETACHED HOME which has spacious living spaces and THREE good sized bedrooms. The property does require some updating but provides lots of scope. Externally there are gardens and off road parking with a garage which is a minutes walk from the property.

The location is popular close to the popular town's amenities and COMMUTER LINKS.



GASCOIGNE HALMAN

■ PERIOD STONE DOUBLE FRONTED SEMI DETACHED HOME
■ REQUIRING SOME MODERNISATION.
■ TWO/THREE RECEPTION ROOMS

■ THREE BEDROOMS AND A BATHROOM
■ GARDEN, PARKING AND GARAGE
■ LOCATED CLOSE TO THE TOWN WITH GOOD AMENITIES

£370,000

52 CHAPEL ROAD

Whaley Bridge



This period stone double fronted semi detached property does require some updating but offers so much potential for a buyer to create their own style and design. The property is spacious and has double glazing and gas central heating. The location of this home is just on the outskirts of the town which offers many amenities, schools, Peak Forest Canal at its heart and good commuter links to Manchester and the Airport by bus and rail. The accommodation provides a reception hallway with access to a cellar, sitting room with feature fireplace, dining room, fitted kitchen and a rear hallway with access to an office/family room/occasional bedroom and a store room.

The first floor landing leads to three generous bedrooms and a large bathroom.

Externally the property has a paved area to the rear together with a grassed garden which is enclosed. There is a detached garage and parking for 2/3 cars which is located a few doors up from the property.

LOCATION

Set amid the rolling hills of the beautiful Peak District, Whaley Bridge is an ideal location situated in the picturesque Goyt Valley it is within close proximity to the beautiful Fernilee and Errwood reservoirs with the Peak Forest Canal at its heart. The town has a good selection of shops, public houses and restaurants. There are good commuter links to Manchester and the surrounding towns, by both rail and bus.

DIRECTIONS

SAT NAV SK23 7LB

TENURE

Leasehold 999 years from December 1860 - 839 years remaining

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 - Band B

VIEWING

Viewing strictly by appointment through the Agents.