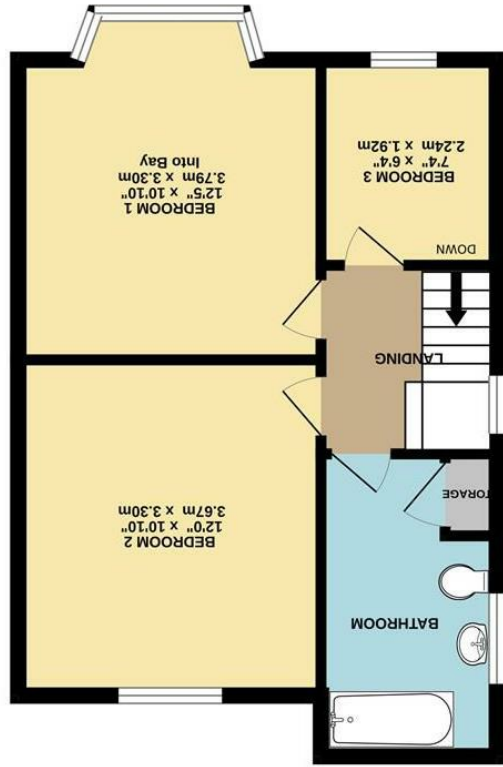
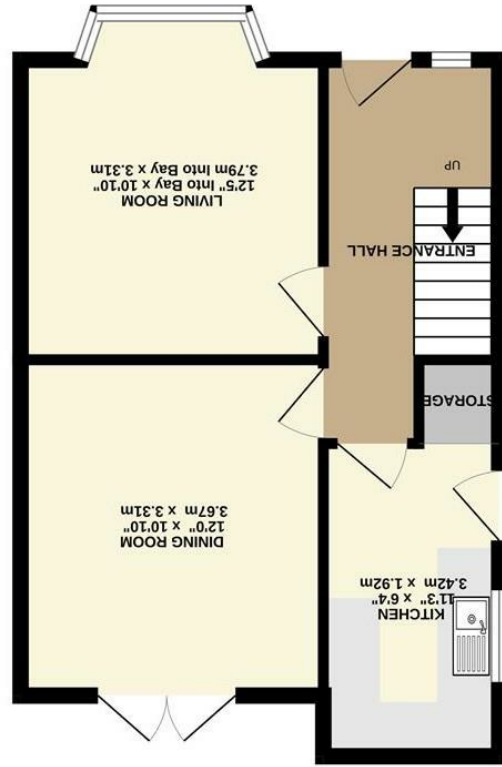


These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 business 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. Made with Metropix ©2026



1ST FLOOR



GROUND FLOOR



82 Claremont Road, Stockport,  
SK2 7JT

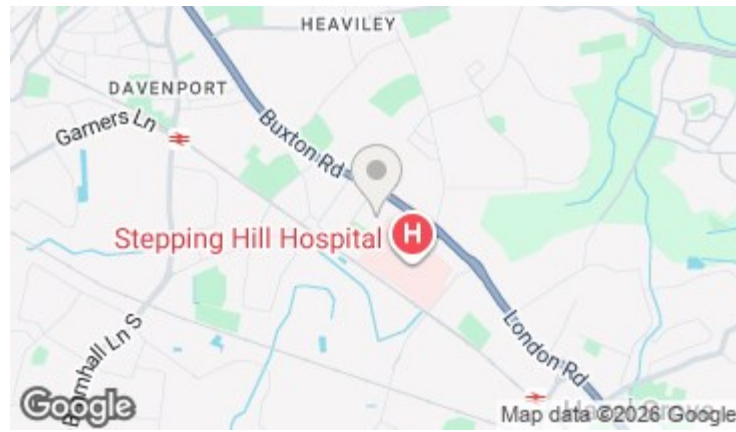
Guide Price £325,000



### The Property

\*\*\* FOR SALE BY INFORMAL TENDER \*\*\*  
\*\*\* POTENTIAL DEVELOPMENT PLOT \*\*\* (Subject to Planning Permission)  
- Standing in a generous plot with room to extend or potentially build another house, a bay fronted three bedroom semi-detached family home. Occupying a convenient and sought after location between Woodsmoor and Hazel Grove, this well presented property comprises entrance hall, living room, separate dining room, kitchen, three first floor bedrooms and a family bathroom. Pvc double glazing, gas central heating and offered for sale with no chain.

ALL OFFERS NEED TO BE WRITTEN IN WRITING NO LATER THAN 12PM NOON 24TH JULY 2026. OFFERS SHOULD INCLUDE THE PROPOSED PURCHASE PRICE, DETAILS OF FINANCING, ANY CONDITIONS, AND THE BUYERS ESTIMATED TIMEASCALE FOR COMPLETION. THE SELLER RESERVES THE RIGHT NOT TO ACCEPT THE HIGHEST OR ANY OFFER RECEIVED.



- No Onward Chain
- Potential Building Plot (Subject To Planning Permission)
- Three Bedroom Semi Detached
- Two Reception Rooms
- Large Garden Plot
- Close to Local Amenities
- Spacious Living Arrangements
- Walking Distance to Great Moor Park
- For Sale By Informal Tender

Postcode - SK2 7JT  
EPC Rating - C  
Local Authority - Stockport  
Council Tax - B

