



THROSTLE NEST



1 Throstle Nest, Woolley Mill Lane, Tintwistle, Glossop, Derbyshire, SK13 1ND

Location, Location, Location! With scope for further improvement, the sale of this Grade II Listed stone cottage property provides a rare opportunity to acquire a little gem, full of character and enjoying a secluded backwater setting with an idyllic outlook over a wooded copse, all on the fringe of open farmland. Briefly the property comprises an entrance vestibule, ground floor lounge and kitchen, a first floor double bedroom and spacious bathroom with roll top bath. There are cottage gardens at the front and a raised garden at the rear with off road parking space. Energy Rating E

Offers In The Region Of £195,000

Viewing arrangements

Viewing strictly by appointment through the agent

44 High Street West, Glossop, Derbyshire, SK13 8BH 01457 858888

Directions

From our office on High Street West proceed in a Westerly direction through the traffic lights, two roundabouts and along Dinting Vale. Continue through the next two sets of traffic lights towards Brookfield and at the roundabout bear left into Woolley Lane. At the traffic lights turn right into Hollingworth along Market Street. Continue through Millbrook and along Manchester Road eventually turning left onto Woolley Mill Lane.

GROUND FLOOR

Vestibule

Solid wood front door and door with original stained glass detail leading through to:

Lounge

13'3" (less chimney breast) x 11'10" (less vest)
Front stone mullion window, central heating radiator, stone fireplace and archway through to:

Kitchen

13'3" x 9'1"
Stone mullion rear window, copper sink with mixer tap and base cupboards, shelved cupboard with electric meter, gas cooker point, central heating radiator, open tread stairs leading to:

FIRST FLOOR

Landing

Bedroom One

13'5" (less chimney breast) x 9'3"

Stone mullion front window, central heating radiator and built-in wardrobe.

Bathroom

10'1" x 9'1"

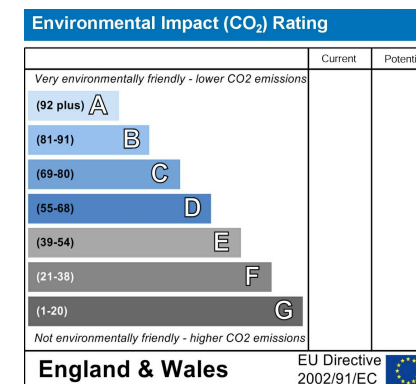
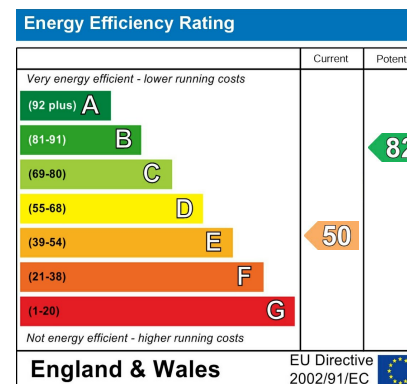
A white period style suite including a roll top cast iron bath with ball and claw feet, pedestal wash hand basin and low level wc, shower cubicle, three column central heating radiator with gold finish heated towel rail, stone mullion rear window, recess with window and plumbing for an automatic washing machine.

OUTSIDE

Gardens & Parking

The property has cottage gardens at the front and a raised decked area leading to the raised rear garden and parking space.

Our ref:Cms/cms/0517/22







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