



jordan fishwick

44 The Boulevard, Hollingworth, Via Hyde, Cheshire, SK14 8PL

**** SEE OUR VIDEO TOUR**** This modern detached family house, which has only ever had one owner since it was built in the 1970's, now offers scope for further improvement and is offered for sale with No Onward Chain. Enjoying a cul-de-sac location and standing in private gardens, the property briefly comprises of an entrance hall, a 23ft through lounge and dining area, a small conservatory, kitchen, utility room and downstairs wc. Upstairs there are three bedrooms and the bathroom. Two car driveway and attached garage. Energy Rating D

Guide Price £285,000

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. Turn right into Cross Street and at the end turn right into Taylor Street. The Boulevard can be found on the left hand side. Follow the road road, proceed up the hill and the property can be found on the right hand side.

GROUND FLOOR

Entrance Hall

Pvc double glazed front door, central heating radiator, stairs to the first floor and doors leading off to:

Lounge

14'8" x 11'5"

Pvc double glazed front bay window, central heating radiator, tv aerial point and opening through to:

Dining Area

9'2" x 9'1"

Central heating radiator and patio doors to:

Small Conservatory

Pvc double glazed windows and door leading out to the rear garden.

Kitchen

11'8" x 7'11"

A range of fitted kitchen units including base cupboards and drawers, work tops over with a one and a half bowl sink unit with mixer tap, gas cooker point, wall cupboards, pvc double glazed rear window, understairs cupboard and door to:

Utility Room

Belfast sink, plumbing for an automatic washing machine, gas fired combination boiler, pvc double glazed external rear door, doors to the garage and:

Downstairs Wc

Low level wc.

FIRST FLOOR

Landing

Pvc double glazed side window, storage cupboard, access to the loft space and doors leading off to:

Bedroom One

13'0" x 10'0" (plus door recess)

Pvc double glazed front window and central heating radiator.

Bedroom Two

10'7" x 10'0"

Pvc double glazed rear window and central heating radiator.

Bedroom Three

8'5" x 7'3"

Pvc double glazed front window and central heating radiator.

Bathroom

A coloured suite including a panelled bath, pedestal wash hand basin and close coupled wc, two pvc double glazed windows and central heating radiator.,

OUTSIDE

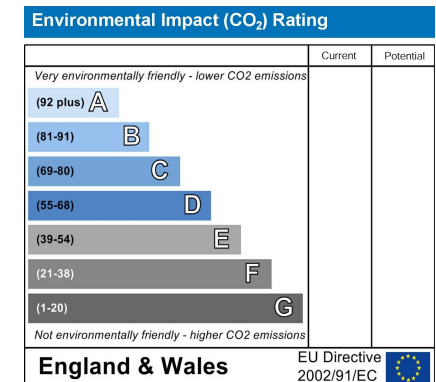
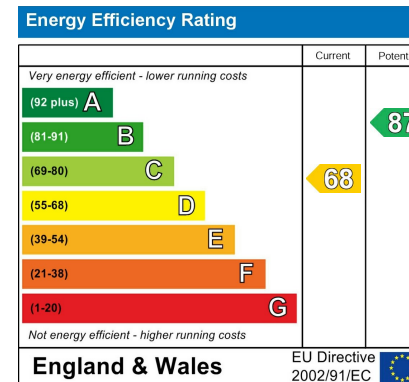
Attached Garage

Up and over door, power and light.

Gardens

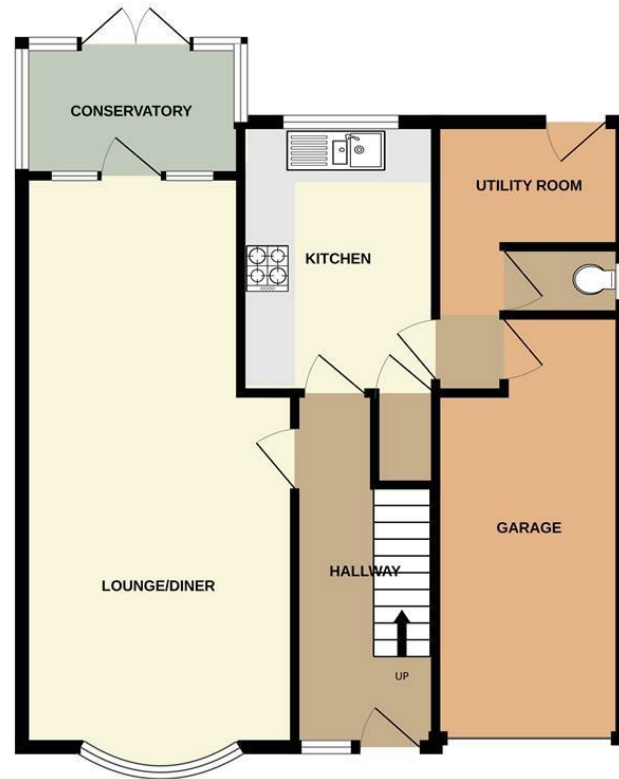
The property has a front garden and double length driveway, together with an enclosed private rear garden.

Our ref: Cms/cms/0511/23





GROUND FLOOR



1ST FLOOR



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 illustrative 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.
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