jordan fishwick

41 KINDERLEE MILL SOUTH KINDERLEE WAY

£205,000

41 KINDERLEE MILL SOUTH KINDERLEE WAY CHISWORTH GLOSSOP SK13

Hidden away and nestling in wooded surroundings, we are pleased to offer the opportunity to purchase one of the larger apartments, with almost 1105 sqft of living space, within the newer build South mill, forming part of the Kinderlee Mill development in popular Chisworth. This spacious second floor apartment includes an entrance hallway leading to the generous living room which has a Juliet Balcony taking full advantage of the Westerly aspect, a fitted kitchen with appliances, laundry room with wc and two double bedrooms both with their own en-suite shower rooms. Electric central heating, double glazing, lift and allocated parking space at the front of the building. Contemporary living within this magnificent rural setting surrounded by open countryside. NO ONWARD CHAIN. Energy Rating B

Directions
From our office on High Street West continue in a Westerly direction through the traffic lights, two roundabouts and along Dinting Vale. At the next set of traffic lights turn left onto Glossop Road, continue through Gamesley and on into Charlesworth where the road changes to Marple Road. Proceed down the hill and into Chisworth. Just after the road bends to the right turn right onto Kinderlee Way and follow the road down to the mill.

GROUND FLOOR

Communal Entrance
Key code entry, stairway and lift to all floors.

SECOND FLOOR

Entrance Hall
Central Heating radiator, double glazed rear window and doors leading off to:

Laundry/Wc
Plumbing for an automatic washing machine, white close coupled wc and pedestal wash hand basin, central heating radiator and double glazed rear window.

Living Room
20'4"" x 15'10""
Double glazed side window and door with Juliet balcony enjoying the Westerly aspect, two central heating radiators, tv aerial point and door to:

Kitchen
16'0" x 9'11"
A range of fitted kitchen units including base cupboards and drawers, integrated dishwasher, work tops over with an inset single drainer one and a half bowl stainless steel sink unit and mixer tap, split-level electric oven and ceramic hob with filter hood over, matching wall cupboards, integrated fridge freezer, double glazed side window, boiler cupboard and central heating radiator.

Bedroom One
13'9" x 11'7" (plus door recess)
Two double glazed side windows, central heating radiator and door to:

En-Suite Shower Room
A white suite including a shower cubicle, close coupled wc and pedestal wash hand basin with mixer tap, chrome finish towel radiator.

Bedroom Two
15'2" x 8'9" (min) 10'11" (max)
Double glazed side window, central heating radiator and door to:

En-suite Shower Room
A white suite including a shower cubicle, close coupled wc and pedestal wash hand basin with mixer tap, chrome finish towel radiator.

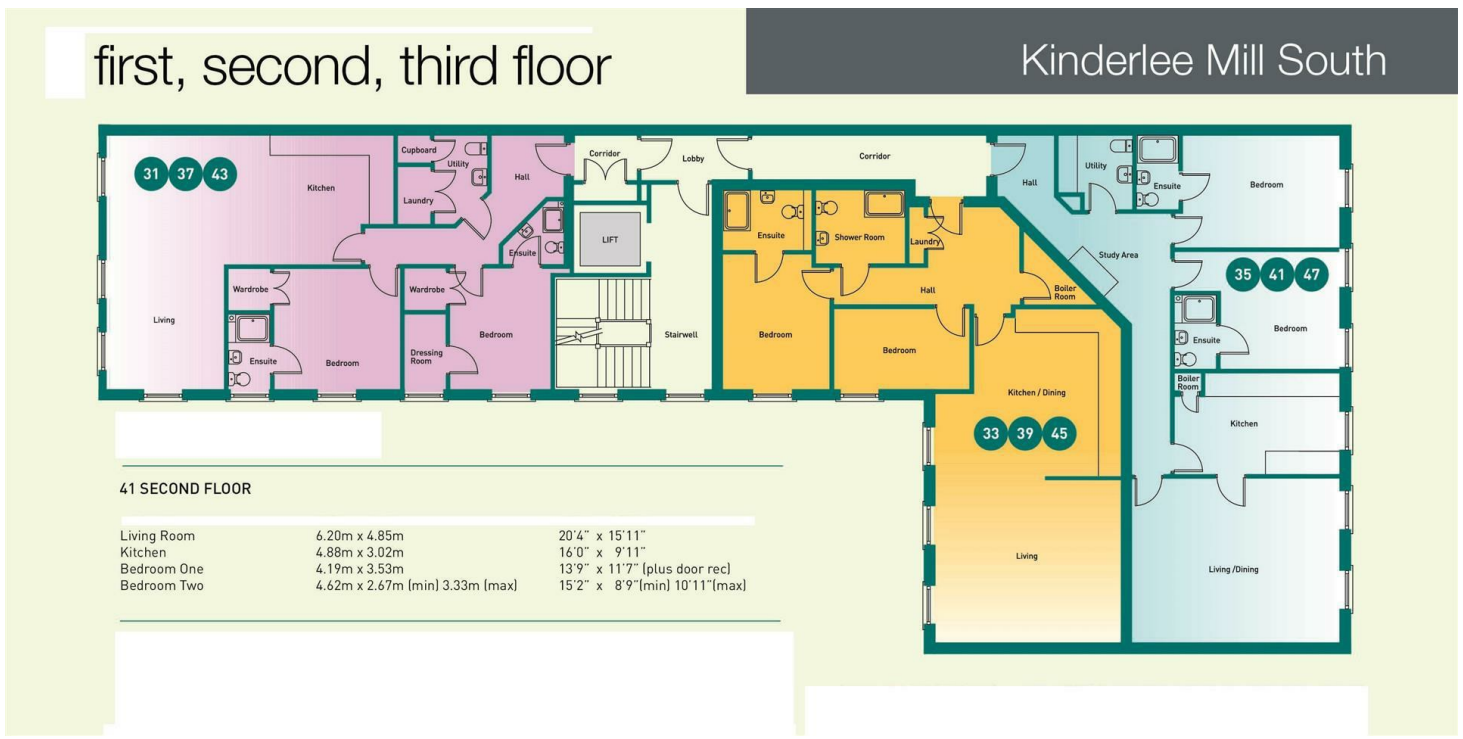
OUTSIDE

Allocated Parking & Communal Grounds

Service Charge
A service charge applies and details are available on request.

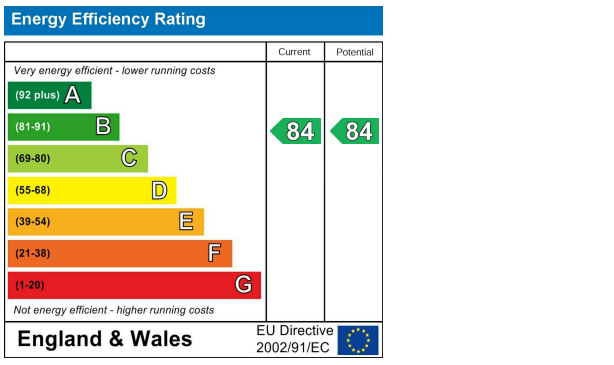
Our Ref: Cms/cms/0312/25

Agents Notes - HMRC Directive
To be able to sell or purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.



41 SECOND FLOOR

Living Room	6.20m x 4.85m	20'4" x 15'11"
Kitchen	4.88m x 3.02m	16'0" x 9'11"
Bedroom One	4.19m x 3.53m	13'9" x 11'7" (plus door rec)
Bedroom Two	4.62m x 2.67m (min) 3.33m (max)	15'2" x 8'9"(min) 10'11"(max)



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