



Wright Marshall  
Estate Agents

11 STEELE COURT MANCHESTER ROAD,  
BUXTON SK17 6SZ

£179,995



A spacious second floor TWO BEDROOM APARTMENT situated within a convenient location close to Buxton town centre, with easy access to local amenities, the Opera House, and transport links. Offered with NO ONWARD CHAIN. The accommodation comprises a well-proportioned 232 sq ft living and dining area with a Juliet balcony, a modern fitted kitchen, two double bedrooms, and a contemporary bathroom. Externally, the property benefits from a SINGLE GARAGE and communal garden frontage.

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Outbuilding



All floorplans provided are for guidance only. Please check all dimensions before making any decisions reliant upon them.  
Plan produced using PlanUp.

MISREPRESENTATION ACT 1967.

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**HALLWAY**

Entrance door, intercom, built in cupboard, radiator, and loft access.

**LIVING ROOM AND DINING AREA**

12'9 x 20'7 (3.89m x 6.27m)  
uPVC double glazed windows, double glazed doors leading to a Juliet balcony, and two radiators

**KITCHEN**

10'9 x 7'11 (3.28m x 2.41m)  
uPVC double glazed window, fitted wall and base units with a wood effect worktop over, four ring gas hob with an extractor fan over, integral oven, stainless steel sink and drainer with a mixer tap over, integral fridge freezer, integral dishwasher, plumbing for a washing machine, radiator, Worcester combi boiler, and wood effect flooring.

**BEDROOM ONE**

13'10 x 9'10 (4.22m x 3.00m )  
uPVC double glazed window, radiator, and built in wardrobes.

**BEDROOM TWO**

10'9 x 10 (3.28m x 3.05m)  
uPVC double glazed window, radiator, and built in wardrobes.

**BATHROOM**

10'9 x 5'5 (3.28m x 1.65m )  
uPVC double glazed window, bath with a wall mounted electric shower fitment over, WC with a push flush, pedestal wash basin, radiator, built in cupboard, part tiled walls, and wood effect flooring.

**EXTERIOR**

The property offers well maintained communal gardens to both the front and rear, along with a private garage.

**GARAGE**

16'4 x 7'8 (4.98m x 2.34m)

**NOTES**

Tenure: Leasehold 999 years from 1973  
Council Tax Band: B  
EPC Rating: TBC  
What3Words Location: cursing.galloped.instance

