



Wright Marshall
Estate Agents

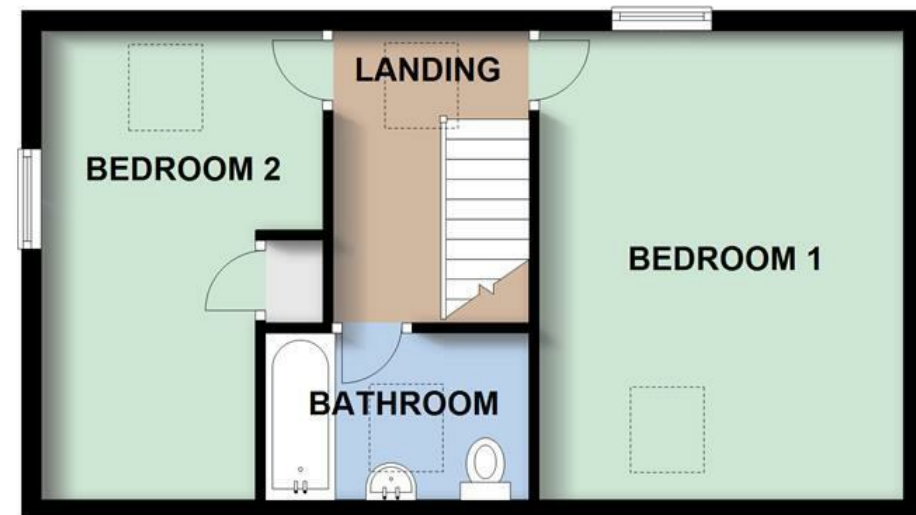
STABLE COTTAGE GRINLOW ROAD, HARPUR
HILL, BUXTON SK17 9JH

£199,950

GROUND FLOOR



FIRST FLOOR



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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NO ONWARD CHAIN - This two-bedroom semi-detached former stable on the outskirts of Buxton comprises: a spacious living room and a well-equipped kitchen. It includes a convenient ground floor WC and hallway with stairs to the first floor. Upstairs, there are two double bedrooms, a fitted bathroom, and a landing with a Velux window. Externally, the property boasts a low-maintenance garden, a patio with scenic hill views, and off-road parking for two vehicles.

8 The Quadrant, Buxton, Derbyshire, SK17 6AW
T. 01298 23038 | buxton@wrightmarshall.co.uk | www.wrightmarshall.co.uk

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LIVING ROOM

15'06 x 12 (4.72m x 3.66m)
Timber framed double glazed window, electric radiator, and wooden flooring.

KITCHEN

15'05 x 9'03 (4.70m x 2.82m)
Timber door, timber framed double glazed window, fitted kitchen units to the base and eye, four ring electrical hob, integral oven, electrical radiator and tiled flooring.

WC

6'05 x 6'05 (1.96m x 1.96m)
Timber framed double glazed window, WC with a push flush, pedestal wash basin with a chrome mixer tap, plumbing for a washing machine and dryer, electric radiator and tiled flooring.

HALLWAY

Timber framed double glazed window,electric radiator, wooden flooring and stairs ti the first floor.

LANDING

Velux window and wooden flooring.

BEDROOM ONE

15'06 x 11'11 (4.72m x 3.63m)
Timber framed double glazed window, velux window, electric radiator and wooden flooring.

BEDROOM TWO

15'05 x 9'02 (maximum) (4.70m x 2.79m (maximum))
Timber framed double glazed window, velux window, electric radiator built in cupboard and wooden flooring.

BATHROOM

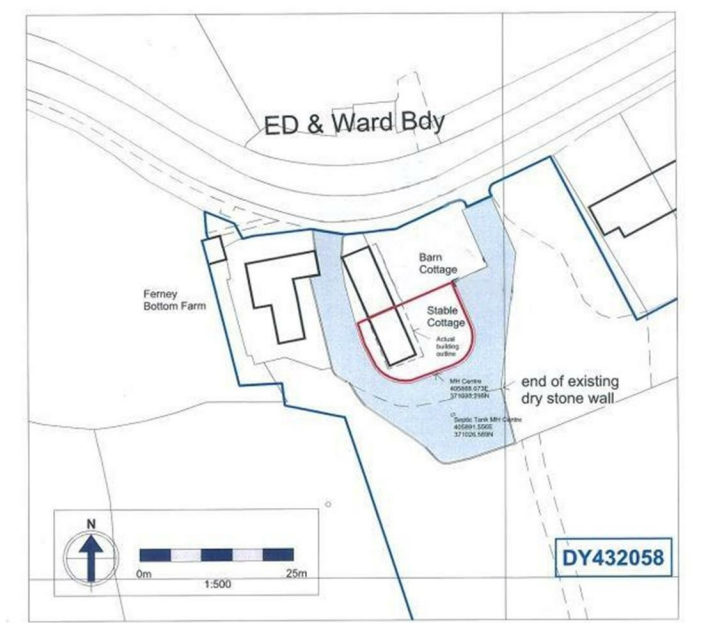
5'06 x 8'08 (1.68m x 2.64m)
Velux window, bath with a chrome shower fitment, WC with a push flush, pedestal wash basin with a chrome mixer tap, electric radiator, tiled walls and wooden flooring.

EXTERIOR

The property offers a low maintenance garden, patio and off road parking.

NOTE

Tenure: Freehold
Council Tax Band: C
EPC Rating: D
Drainage: Shared septic tank
What3Words Location: twitchy.laughs.barks



Site Plan Stable Cottage
1 : 500