

10 Carr Bank, Shirebrook Park, Glossop, Derbyshire, SK13 8TT



- SHIREBROOK PARK
- Detached Family Home
- Five Bedrooms
- Walking Distance to Glossop Town Centre
- Ground Floor w/c
- Kitchen/Diner & Utility Room
- Lounge/Diner
- Front & Rear Gardens
- Garage & Drive
- Far Reaching Countryside Views
- 100 Yards from Country Walks

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MAIN DESCRIPTION

SHIREBROOK PARK LOCATION

Stepping Stones are delighted to offer for sale this spacious detached family home situated within the desirable and sought after Shirebrook Park Development in Glossop.

Nestled between Sheffield and Manchester on the edge of the breath-taking Peak District National Park, Glossop offers a host of local shopping and leisure facilities including a good selection of shops, restaurants, and pubs with home-cooked food, together with a direct rail link into Manchester City Centre. It is within proximity of numerous beautifully scenic doorstep walks, stunning open countryside, and has many additional leisure facilities including sports clubs, a leisure centre, swimming pool, tennis courts and an 18-hole golf course.

This spacious home offers flexible accommodation for a growing family with ample space for a home office. The accommodation in brief comprises; Entrance Hallway, Ground Floor w/c, Lounge, Dining Area, Kitchen/Diner, Utility Room and Integral Garage to the ground floor and Five Bedrooms, En-suite and Family Bathroom to the first floor.

Externally there is a driveway for several vehicles with lawn and garage access and side access to a private and fully enclosed rear garden with patio and lawn area with additional space to the side accommodating storage shed.

The property enjoys elevated far reaching countryside views and is just a short distance from stunning open countryside and Glossop Town Centre.



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ENTRANCE HALLWAY

External door to hallway, stairs to the first floor accommodation, ceiling light point, wall mounted radiator, internal doors to the ground floor accommodation.

LOUNGE

19' 3" x 12' 4" (5.87m x 3.76m) A generous sized lounge with uPVC double glazed bay window to the front elevation with countryside views, wall mounted radiator, TV aerial point, ceiling light points x 2, wood burning stove, opening through to dining area.

DINING AREA

12' 4" x 8' 6" (3.76m x 2.59m) uPVC double glazed patio doors provide access to the rear garden, wall mounted radiator, ceiling light point,

KITCHEN/DINER

17' 9" x 10' 3" (5.41m x 3.12m) A range of high and low kitchen units with contrasting worksurfaces and splashback tiling, uPVC double glazed window and patio doors providing access to the rear garden, wall mounted radiator, eye level oven and grill, four ring electric hob with over hob extraction fan, stainless steel sink and drainer unit with mixer tap, integrated full-size dishwasher, ceiling light point x 2, space for tall fridge freezer, internal door through to utility.

UTILITY ROOM

7' 1" x 4' 10" (2.16m x 1.47m) Plumbing for automatic washing machine and space for dryer, stainless steel sink and drainer unit, uPVC double glazed window to the side elevation, extraction fan, ceiling light point, internal door to garage.

GARAGE

16' 3" x 11' 0" (4.95m x 3.35m) Wall mounted boiler and external door to the side elevation, up and over vehicular access door, ceiling light point, meter points, consumer unit, smart meters, water tap.



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GROUND FLOOR W/C

6' 6" x 4' 6" (1.98m x 1.37m) A two piece suite comprising; low-level WC and pedestal sink unit, splashback tiling, wall mounted radiator, extraction fan, ceiling light point.

LANDING

A spacious landing with stairs from the ground to the first floor, loft access point, ceiling light point.

MAIN BEDROOM

17' 3" x 11' 0" (5.26m x 3.35m) A generous double bedroom with uPVC double glazed window to the front elevation with far-reaching countryside views, wall mounted radiator, ceiling light point, internal door to Ensuite.

EN-SUITE

7' 9" x 5' 8" (2.36m x 1.73m) A generous sized ensuite with three-piece suite comprising; low-level WC, pedestal sink unit and shower. uPVC double glazed window to the side elevation, ceiling light point, splashback tiling, wall mounted chrome heated towel rail.

BEDROOM TWO

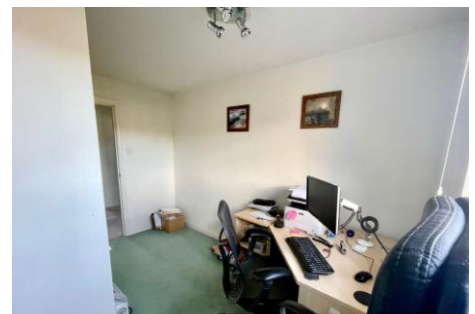
14' 10" x 9' 11" (4.52m x 3.02m) A further generous double bedroom with uPVC double glazed window to the front elevation with far-reaching countryside views, wall mounted radiator, ceiling light point.

BEDROOM THREE

11' 3" x 9' 11" (3.43m x 3.02m) A further double bedroom with uPVC double glazed window to the rear elevation with countryside views and garden aspect, wall mounted radiator, ceiling light point.

BEDROOM FOUR

9' 4" x 7' 11" (2.84m x 2.41m) uPVC double glazed window to the rear elevation, wall mounted radiator, ceiling light point.



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BEDROOM FIVE

12' 0" x 9' 2" (3.66m x 2.79m) uPVC double glazed window to the front elevation, wall mounted radiator, ceiling light point, built-in over stair closet.



BATHROOM

10' 9" x 7' 11" (3.28m x 2.41m) A very spacious bathroom with three-piece suite comprising; low-level WC, pedestal sink unit and bath, storage closet, splashback tiling, uPVC double glazed window to the rear elevation, ceiling light point, extraction fan, wall mounted radiator.



EXTERNAL

FRONT - Lawned garden, Driveway and Garage Access.
REAR - A private and fully enclosed rear garden with both patio and lawn areas



DISCLAIMER

Tenure - Leasehold
Annual Ground Rent - £150.00
Term Remaining - 978 years
Council Tax Band - E
EPC Rate - Awaiting



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FREEHOLD/LEASEHOLD

Stepping Stones have no access to documentation which confirms the tenure of the property.
Should you proceed with the purchase of this property these details must be verified by your Solicitor.

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