

Hollymount, Ellison Street, Glossop, Derbyshire, SK13 8BX



- NO VENDOR CHAIN
- Ground Floor Garden Flat
- Spacious Rooms with High Ceilings
- Lovely Bay Fronted Lounge
- Private Stone Walled Garden
- Mediterranean Style Shared Courtyard
- Kitchen & Utility Room
- Shower Room & Ample Storage
- Glossop Town Centre
- Ideal FTB, BTL Invest

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MAIN DISCRIPTION

NO VENDOR CHAIN - GLOSSOP TOWN CENTRE

Stepping Stones are delighted to offer for sale this beautiful Ground Floor Garden Flat forming part of this former Grand Victorian Home and situated within the heart of Glossop Town Centre.

The internal accommodation is spacious throughout with high ceilings and is flooded with natural light and in brief comprises; Entrance Hallway, Kitchen, Utility Room, Lounge with Bay Window and Patio Doors, Inner Hallway with ample storage, Shower Room and Spacious Double Bedroom.

Externally to the front is a shared Mediterranean style courtyard and to the rear is a private and fully enclosed Stone Walled Garden with lawn and patio areas and established planting. There are double gates once for coach and horse access and with the correct planning permission would make an ideal off road parking area.

The property is situated within the heart of Glossop Town Centre which is 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.

A perfect buy to let investment, first home or downsizing property.



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ENTRANCE HALLWAY

uPVC double glazed entrance door to hallway with ceiling light point, consumer unit, cupboard housing water meter, internal doors to accommodation and wall mounted radiator.

KITCHEN 10' 7" x 6' 3" (3.25m x 1.93m)

A range of high and low fitted kitchen units with contrasting worksurfaces and splashback tiling, plumbing for automatic washing machine, stainless steel sink and drainer unit with mixer tap, integrated electric oven, four ring gas hob, storage cupboard, ceiling light point, extraction fan and uPVC double glazed windows to the side elevation.

PANTRY

Pantry with wall mounted boiler, ceiling light point, gas meter, traditional cold stone slab, ceiling light point.

LOUNGE 18' 2" x 12' 4" (5.54m x 3.78m)

A generous sized lounge with uPVC double glazed bay window with patio doors providing access to the private walled garden, wall mounted radiator, TV aerial point, original coving to ceiling and ceiling light point.

INNER HALLWAY

Internal doors to bedroom and shower room, cloak cupboard and additional storage and ceiling light point.

SHOWER ROOM

A three-piece suite comprising w/c, sink cabinet unit and spacious shower with rainfall and handheld showerhead, uPVC double glazed window to the rear elevation and ceiling light point.

BEDROOM 13' 9" x 12' 2" (4.2m x 3.73m)

A generous double bedroom with 2 x uPVC double glazed windows to the side and rear elevations, wall mounted radiator, ceiling light point, attractive coving and high skirting boards.

EXTERNAL

FRONT - A Mediterranean style shared courtyard

REAR - A private and fully enclosed stone walled garden with lawn and patio areas and established planting. Double gates used to provide access for horse and cart and with the correct planning permission would make an ideal off road parking facility.



Whilst every effort has been made to ensure the accuracy of our particulars, the content shall not form a legally binding contract. Neither Stepping Stones, nor the vendor or lessor accepts any responsibility in respect of any errors which may occur accidentally, nor is such information intended to be a statement or representation of fact. Any prospective purchaser or lessee must conduct their own inspection to satisfy themselves as to the accuracy of each statement contained within our property descriptions. In the event floorplans are provided within particulars, it should be noted they are for illustrative purposes only and not necessarily to scale.

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.

Stepping Stones Asset Management Limited, 18 High Street East, Glossop, SK13 8DA, 01457 858955.
Company Registration Number 10234493. VAT Registration Number 289737140.