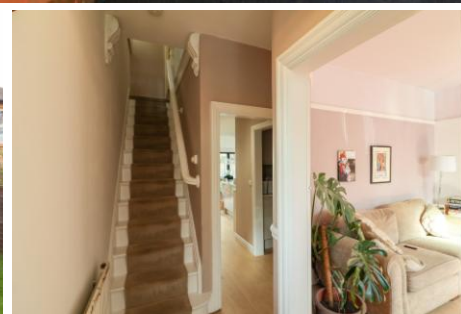


195 Sheffield Road, Glossop, Derbyshire, SK13 8QX



- Red Brick Extended Semi Detached
- Three Bedrooms
- Two Bathrooms
- Entrance Hallway
- Extended Kitchen/Diner with Bifold Doors
- Utility Room
- Generous Sized Accommodation
- Private Front & Rear Gardens
- Desirable Location
- Close Proximity to Glossop Town

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MAIN DESCRIPTION

Stepping Stones are delighted to offer for sale this well presented Extended Red Brick Semi Detached Family Home situated within a desirable location within close proximity to Glossop Town Centre.

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 lovely home boasts generous room sizes and an abundance of original features with the modern twist extension to the rear. The internal accommodation in brief comprises; Entrance Porch, Entrance Hallway, Lounge, Utility Room, Ground Floor Shower Room and Extended Kitchen/Diner with Bifold doors to the ground floor and Three Bedrooms and Family Bathroom to the first floor.

Externally the property has a fully enclosed and private rear garden with shed and a walled forecourt to the front.



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ENTRANCE VESTIBULE

Timber and stained-glass door into vestibule with tiled flooring and ceiling light point, internal timber and glazed door to hallway.

ENTRANCE HALLWAY

Stairs to the first floor accommodation, ceiling light point with ceiling rose. Wall mounted radiator, internal door to the ground floor accommodation.

LOUNGE

15' 1" x 12' 3" (4.6m x 3.73m) A generous sized lounge with uPVC double glazed bay window to the front elevation, meter point cupboard, wall mounted radiator, gas coal effect fire with attractive fire surround, picture rail, ceiling light point with ceiling rose, TV Aerial point.

UTILITY ROOM

5' 2" x 4' 1" (1.57m x 1.24m) High and low units with contrasting work surface, integrated washing machine and dryer, ceiling spotlights, internal door to ground floor shower room.

SHOWER ROOM

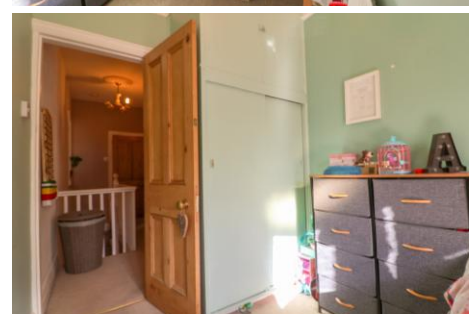
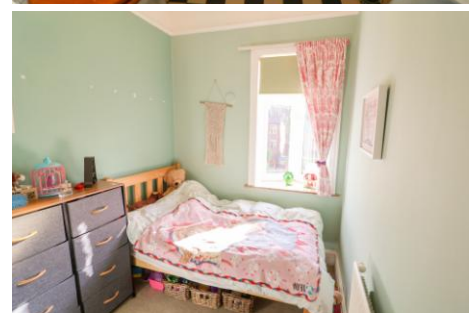
5' 1" x 4' 8" (1.55m x 1.42m) Three-piece suite comprising; WC. wall hung sink and corner shower with rainfall and handheld showerheads, extraction fan, wall mounted heated towel rail.

KITCHEN/DINER

18' 0" x 15' 7" (5.49m x 4.75m) A spacious extended room with a range of high and low fitted kitchen units with contrasting Marble splash back work surfaces, integrated 1 1/2 gas oven and five ring gas hob with over hob extractor fan, integrated full-size dishwasher, wall mounted vertical radiator, 3 x Velux style windows, ceiling spotlights, window to the side elevation, under stair storage cupboard with light point, uPVC double glazed bifold doors providing access to the rear garden.

LANDING

Stairs from the ground to the first floor loft access point, ceiling light point with ceiling rose and window to the side elevation, internal doors to the first floor.



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MAIN BEDROOM

12' 5" x 10' 8" (3.78m x 3.25m) Generous double bedroom with window to the front elevation, ceiling light point, wall mounted radiator, picture rail.



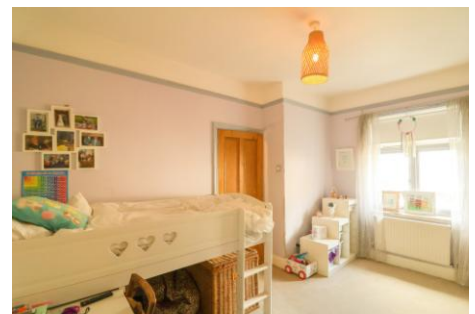
BEDROOM 2

13' 9" x 9' 9" (4.19m x 2.97m) A generous double bedroom with window to the rear elevation, ceiling light point, wall mounted radiator, fitted cupboards either side of fireplace, picture rail.



BEDROOM 3

9' 3" x 6' 4" (2.82m x 1.93m) Attractive window to the front elevation, ceiling light point, fitted wardrobe and over wardrobe storage, picture rail, wall mounted radiator.



BATHROOM

6' 2" x 4' 0" (1.88m x 1.22m) Three-piece suite comprising high-level WC, pedestal sink unit and bath with over bath shower, ceiling light point, uPVC double glazed window to the rear elevation, splash back tiling floor to ceiling.



EXTERNAL

Front walled garden and large lawned area to rear with storage shed.



DISCLAIMER

Tenure – Leasehold

Term – 999 years from 1911

Ground Rent - £1.19s 4d (old money)

Council Tax Band - C

EPC Rate - D

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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.

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Company Registration Number 10234493. VAT Registration Number 289737140.