

**95 West Drive, Tintwistle, Glossop, Derbyshire, SK13 1NB**



- **\*\*\*FREEHOLD\*\*\***
- Detached Bungalow
- Tintwistle Village Location
- Two Double Bedrooms
- Lounge/Garden Room
- Dining Room / Bedroom Three
- Spacious Entrance Hallway
- Spectacular Countryside Aspect
- Driveway and Garage
- Private Front & Rear Gardens

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## MAIN DESCRIPTION

**\*\*\*FREEHOLD\*\*\***

Stepping Stones are delighted to offer for sale this attractive Red Brick Detached Bungalow situated within a desirable location close to Tintwistle Village bordering open countryside to the rear.

The village of Tintwistle offers a variety of local amenities, including a primary school, playground, convenience store/post office/newsagents, Pixie Bakes café & bakery, and the wonderful Bulls Head Country Pub, with its home-cooked food and open fires. The property is also in close proximity to reservoirs and beautifully scenic countryside, with numerous doorstep walks. The villages of Hollingworth and Hadfield are just a short drive away, and the nearby town of Glossop provides further amenities.

The internal accommodation in brief comprises; Entrance Porch, Spacious Entrance Hallway, Lounge, Garden Room, Large Kitchen/Diner, Dining Room/Bedroom Three, Two DOUBLE Bedrooms and Shower Room.

Externally there is a large driveway for several vehicles, front and rear gardens with spectacular countryside aspect with paved patio plus storage shed, greenhouse and Garage.



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## ENTRANCE PORCH

7' 0" x 4' 5" (2.13m x 1.35m) uPVC double glazed entrance porch with wall light points, power point and uPVC double glazed external door through to hallway.

## ENTRANCE HALLWAY

A spacious entrance hallway with ceiling light point, wall mounted radiator, internal doors to accommodation, cloak cupboard with light points.

## LOUNGE

15' 8" x 12' 0" (4.78m x 3.66m) A generous sized lounge with uPVC double glazed window to the front elevation, wall mounted radiator x 2, ceiling light point, gas coal effect fire with fire surround, cornice to ceiling, TV aerial point, uPVC double glazed sliding doors through to garden room.

## KITCHEN/DINER

18' 6" x 8' 11" (5.64m x 2.72m) A spacious kitchen diner with a range of high and low fitted kitchen units with contrasting worksurfaces and splash back tiling, integrated electric oven, four ring gas hob with over hob extractor fan, plumbing for automatic washing machine and full-size dishwasher, integrated fridge and freezer, storage cupboard, wall mounted radiator, uPVC double glazed window to the rear elevation with far-reaching countryside open aspect of use internal door through to garden room and formal dining room/double bedroom.

## GARDEN ROOM

12' 0" x 6' 6" (3.66m x 1.98m) Wall mounted radiator ceiling light point, sliding patio doors from lounge and uPVC double glazed sliding patio doors which provide access to the rear garden.



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## DINING ROOM

13' 0" x 9' 4" (3.96m x 2.84m) A versatile and generous size room with uPVC double glazed window to the rear elevation with open countryside aspect with wall mounted radiator and ceiling light point. Could be used as a third double bedroom.



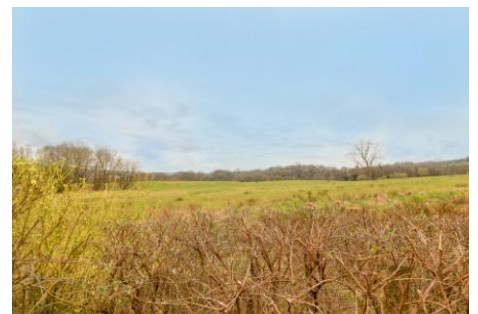
## BEDROOM ONE

12' 0" x 10' 9" (3.66m x 3.28m) A double bedroom with uPVC double glazed window to the front elevation, wall mounted radiator and ceiling light point.



## BEDROOM TWO

11' 0" x 9' 0" (3.35m x 2.74m) A further double bedroom with uPVC double glazed window to the side elevation, wall mounted radiator, ceiling light points and loft access.



## SHOWER ROOM

7' 0" x 6' 2" (2.13m x 1.88m) A three-piece suite comprising of low-level WC, pedestal sink unit and corner shower with electric shower, storage cupboard, splash back tiling, uPVC double glazed window to the side elevation and wall mounted radiator.



## EXTERNALLY

A large driveway for several vehicles, front and rear gardens with spectacular countryside aspect with paved patio plus storage shed, greenhouse and Garage.



Tenure - Freehold  
Council Tax Band - D  
EPC Rate - Awaiting



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## GROUND FLOOR



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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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