

**3 Peak View, Hadfield, Glossop, Derbyshire, SK13 2DE**



- **\*\*\*CHAIN FREE\*\*\***
- Detached Family Home
- FOUR Bedrooms
- Stunning open plan Kitchen Diner
- Home Office / Family room
- Driveway
- Garden to front & rear
- Close to local schools
- Near to local amenities
- Desirable cul-de-sac location

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## MAIN DESCRIPTION

**\*\*\*CHAIN FREE\*\*\***

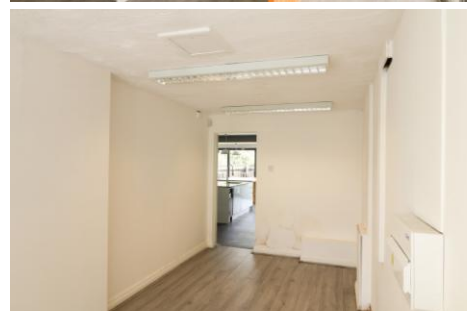
Stepping Stones are delighted to offer for sale this spacious four bedroom Detached Family Home situated in a desirable cul-de-sac location close to local schools, transport links and amenities.

Hadfield is a small village just outside its larger neighboring town of Glossop and benefits from host of local shopping and leisure facilities along with a direct rail link into Manchester City Centre. The Longdendale Trail and Bottoms Reservoir are close by for those who enjoy the outdoors.

The ground floor of this property offers a large open plan living space, spacious lounge with square bay window, a stunning modern open plan kitchen dining area with an island and breakfast bar, integrated appliances including a double oven, grill, 6 ring gas hob and extractor fan. Located off the kitchen is a utility room and downstairs WC, Understairs storage cupboard and a converted garage suitable for an office or family room.

The first floor of the accommodation has 4 bedrooms, main bedroom with an en-suite shower room and a family bathroom.

Externally this property offers a lawned garden and parking to the front. To the rear there is a decking area and a garden to the side.



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## HALLWAY

External door to hallway with wall mounted radiator, stairs to the first floor accommodation, ceiling light point, door leading through to lounge.

## LOUNGE

17' 9" x 11' 2" (5.41m x 3.4m) A large open plan lounge with electric fire and modern surround, square bay fronted uPVC window, two x modern wall mounted radiators, two x ceiling lights, power points.

## KITCHEN/DINER

23' 5" x 21' 9" (7.14m x 6.63m) A fabulous open plan, modern kitchen/diner with a comprehensive range of white gloss high and low fitted kitchen units with contrasting worksurfaces, integrated cooker, separate six ring gas hob with extractor fan above, large breakfast bar in the central island with sink and modern mixer tap. Three contemporary wall mounted radiators, ceiling spotlights, down lighters over island and breakfast bar, three Velux windows, uPVC large black glass sliding doors leading onto the decked area of the garden, door through to the utility room, under stairs storage cupboard,

## STORAGE CUPBOARD

7' 2" x 2' 8" (2.18m x 0.81 m) Under stairs storage cupboard with power and ceiling light point.

## HOME OFFICE/FAMILY ROOM

17' 3" x 8' 2" (5.26m x 2.49m) Converted garage, three x fluorescent strip ceiling lights, power points and consumer unit.

## UTILITY ROOM

5' 6" x 4' 4" (1.68m x 1.32m) Ceiling light, wall mounted radiator, external door to side of property, low level storage cupboards, Combi boiler



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## DOWNSTAIRS WC

5' 3" x 3' 8" (1.6m x 1.12m) WC and wall mounted sink, ceiling light, window to side elevation, wall mounted radiator.

## LANDING

Stairs from the ground to the first floor, ceiling light, loft access point, internal doors to the first floor accommodation.

## MAIN BEDROOM

14' 5" x 14' 5" (4.39m x 4.39m) A large double bedroom with uPVC window to front elevation, ceiling light point, wall mounted radiator, power points, door leading into ensuite bathroom.

## ENSUITE

4' 6" x 5' 8" (1.37m x 1.73m) A three piece ensuite comprising wall mounted sink, WC and shower unit, uPVC window to front elevation wall mounted radiator, spotlights to ceiling.

## BEDROOM TWO

11' 9" x 8' 5" (3.58m x 2.57m) Another generous bedroom with uPVC window to front elevation, wall mounted radiator, ceiling light, power points, internal door leading into internal storage cupboard.

## BEDROOM THREE

10' 8" x 7' 9" (3.25m x 2.36m) A further double bedroom with uPVC window to rear elevation overlooking garden with countryside aspect, wall mounted radiator, ceiling light point, power points.

## BEDROOM FOUR

8' 4" x 7' 6" (2.54m x 2.29m) Bedroom with uPVC window to rear elevation overlooking garden with countryside aspect, wall mounted radiator, ceiling light point, power points.



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### BATHROOM

6' 9" x 5' 5" (2.06m x 1.65m) A three piece suite comprising of bath WC, wall mounted sink, partially tiled floor to ceiling, uPVC window to the rear elevation, wall mounted radiator, spotlights to ceiling.

### EXTERNALLY

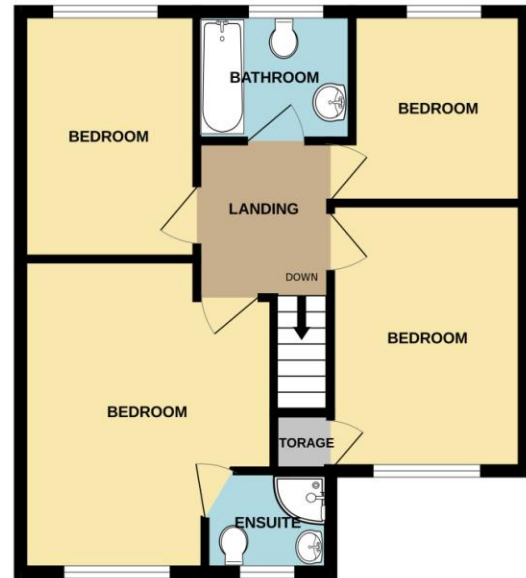
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GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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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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