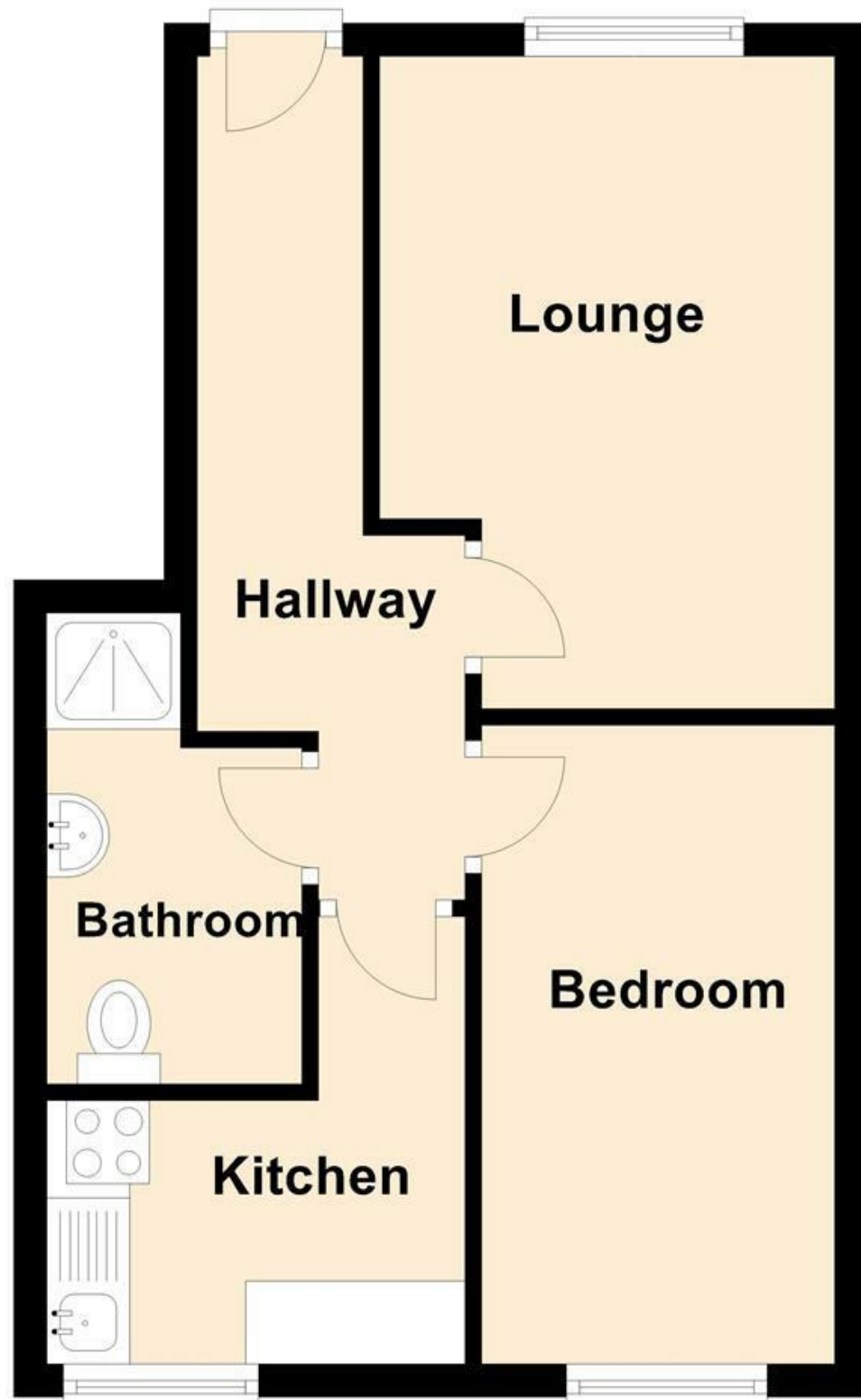


First Floor



MISREPRESENTATION ACT 1967.

Messrs Wright Marshall for themselves and for the vendors or Lessors of this property, whose agents they are, give notice that:

1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions and references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Messrs. Wright Marshall has any authority to make any representation whatever in relation to this property.



Offered for sale with no onward chain this first floor apartment would be a great starter home or investment property. Benefitting from double glazing and central heating and enjoying a pleasant open aspect to the rear. Comprising; private hallway, lounge, kitchen, bedroom and shower room.

8 The Quadrant, Buxton, Derbyshire, SK17 6AW
T. 01298 23038 | | www.wrightmarshall.co.uk

Buxton | Chester | Crewe | Knutsford | Nantwich | Northwich | Tarporley

SALE AGREED WITHIN 1 HOUR OF MARKETING! Offered for sale with no onward chain this first floor apartment would be a great starter home or investment property. Benefitting from double glazing and central heating and enjoying a pleasant open aspect to the rear. Comprising; private hallway, lounge, kitchen, bedroom and shower room.

DIRECTIONS

From our office turn left and proceed up Terrace Road across the marketplace and onto High Street. At the Traffic light proceed straight ahead onto London Road where the property can be found on the left hand side a little after the pedestrian crossing. Please note the property is accessed from the rear of the building.

FIRST FLOOR

Accessed from an external staircase located at the rear of the property.

HALLWAY

Double glazed entrance door, radiator, cloaks hanging space and access to roof void.

LOUNGE

13'0 x 9'0 (3.96m x 2.74m)

Double glazed window with open aspect across parkland to the rear, radiator.



KITCHEN

7'9 x 5'0 (2.36m x 1.52m)

Fitted with wall and base mounted units with work surfaces over and tiled splash backs, single drainer sink unit, space for electric cooker with extractor above, space for fridge, radiator and double glazed window.



BEDROOM

12'7 x 7'1 (3.84m x 2.16m)

Double glazed window, radiator.



BATHROOM

Shower cubicle with shower fittings over, low level WC, pedestal wash hand basin, part tiled walls, heated towel rail, extractor fan.



EXTERNALLY

View from the lounge window over adjoining parkland.

