



*Jordan fishwick*

Ash Grove Chinley High Peak



## Ash Grove Chinley High Peak SK23 6BQ

£325,000



### The Property

\*\*\* NO CHAIN \*\*\* Conveniently located close to heart of popular Chinley Village and within easy reach of both the railway station and primary school, a delightful and extended semi-detached home. Well presented throughout with three bedroom accommodation and boasting a superb, versatile, contemporary garden studio. Fine rear views, pvc double glazing, and gas central heating. Also comprising: entrance porch, 17ft living room, separate dining room, kitchen and a first floor bathroom. Enclosed gardens, driveway and single garage. This fabulous property has to be viewed!




- Well Presented Throughout
- Convenient Popular Location
- Fine Rear Views
- Contemporary Garden Building
- Three Bedrooms
- Extended Kitchen
- Enclosed Gardens
- Driveway and Garage
- 17ft Living Room
- No Chain

**Postcode** SK23 6BQ

**EPC Rating** D

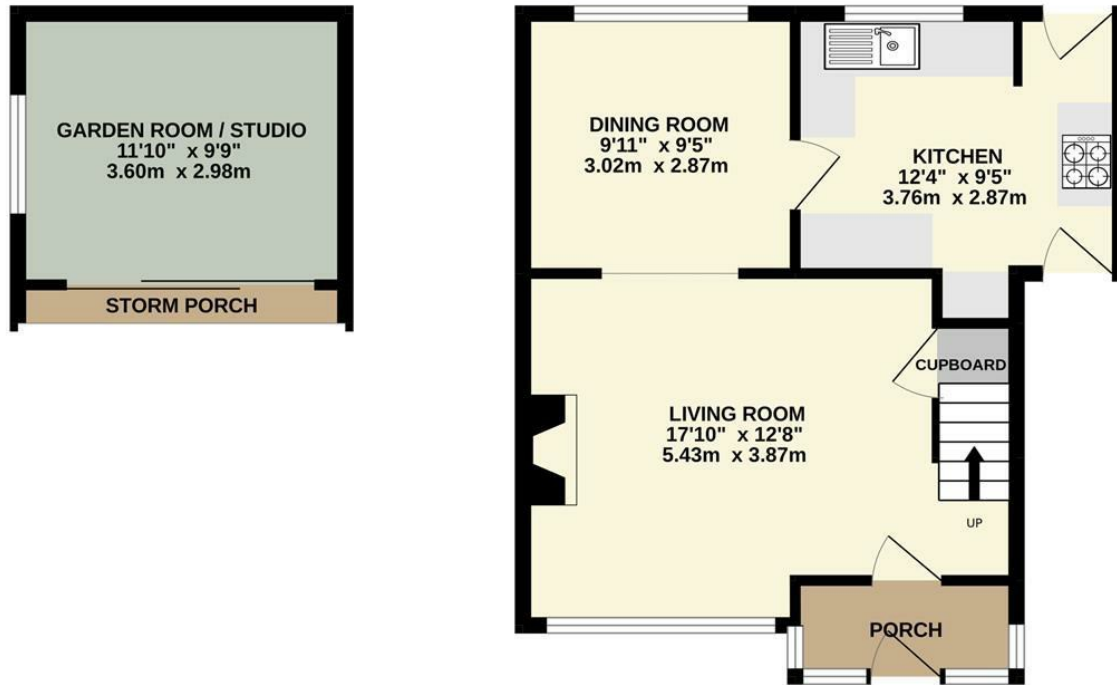
**Local Authority** High Peak

**Council Tax** C

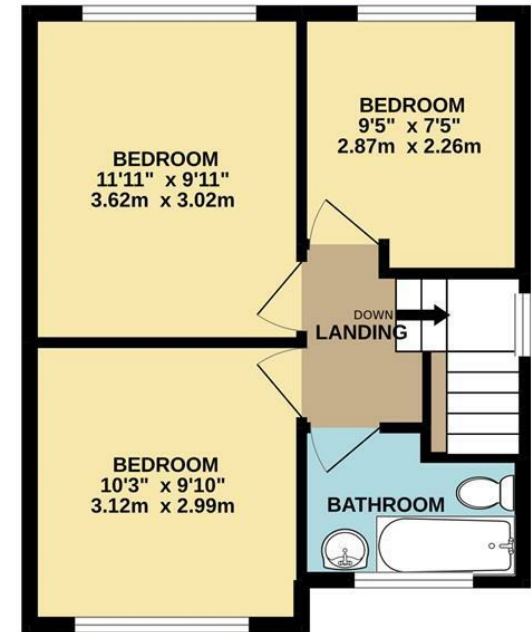
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>59</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



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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