



2 King Cup Close, Glossop, Derbyshire, SK13 8UE

**** SEE OUR VIDEO TOUR **** An immaculately presented, George Wimpey built, detached family house enjoying a corner plot on this popular development with four bedrooms, master with a refitted en-suite shower room, main bathroom, lounge with wood burning stove and patio doors, a separate dining room, refitted breakfast kitchen with Quartz tops, downstairs wc, sub-divided integral garage and enclosed private gardens. Energy Rating C

£455,000

Viewing arrangements

Viewing strictly by appointment through the agent

44 High Street West, Glossop, Derbyshire, SK13 8BH 01457 858888

Directions

From our office on High Street West proceed in an easterly direction through the central traffic lights and onto High Street East. Follow until you reach the mini roundabout, once there turn right onto Shirebrook Drive and follow the road round. Take the second Hurst Crescent turning on the left and then turn left again into King Cup Close where the property is then the first on the right hand side.

GROUND FLOOR

Entrance Hall

Double glazed front door, central heating radiator, turning stairs to the first floor and doors leading off to the garage and:

Downstairs Wc

A white close coupled wc and pedestal wash hand basin, central heating radiator and pvc double glazed window.

Lounge

13'1" x 11'8" (plus bay)
Pvc double glazed patio doors leading out to the rear garden, central heating radiator, tv aerial point, wood burning stove and fireplace.

Dining Room

10'7" x 8'3"

Two pvc double glazed front windows and central heating radiator.

Breakfast Kitchen

12'9" x 9'4"

Refitted with a range of contemporary handleless units including base cupboards and pan drawers, integrated dishwasher, electric double oven and White Quartz tops with inset white sink and mixer tap, gas hob and filter hood, matching wall cupboards with pelmet lighting, microwave oven, designer central heating radiator, pvc double glazed rear window and external rear door.

FIRST FLOOR

Landing

Pvc double glazed side window, central heating radiator, access to the loft space and airing cupboard.

Master Bedroom

12'4" x 9'8"

Two pvc double glazed front windows, central heating radiator, two built-in double wardrobes and door to:

En-Suite Shower Room

Refitted white suite including a walk-in shower, wash hand basin with wall hung vanity unit and mixer tap, close coupled wc, chrome finish towel radiator and pvc double glazed side window.

Bedroom Two

10'9" x 10'5"

Pvc double glazed rear window and central heating radiator.

Bedroom Three

10'5" x 10'0" (max) 8'0" (min)

Pvc double glazed rear window and central heating radiator.

Bedroom Four

9'3" x 6'2" (plus dr rec)

Two pvc double glazed front windows and central heating radiator.

Bathroom

A white three piece suite including a panelled bath, pedestal wash hand basin and matching close coupled wc, central heating radiator and pvc double glazed side window.

OUTSIDE

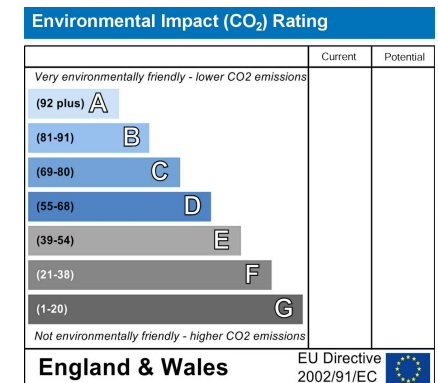
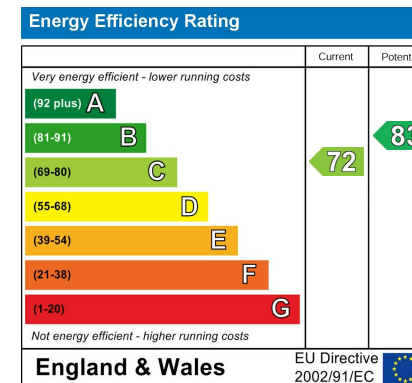
Integral Garage

Sub-divided with an up and over door, power and light, plumbing for an automatic washing machine and gas fired central heating boiler.

Gardens

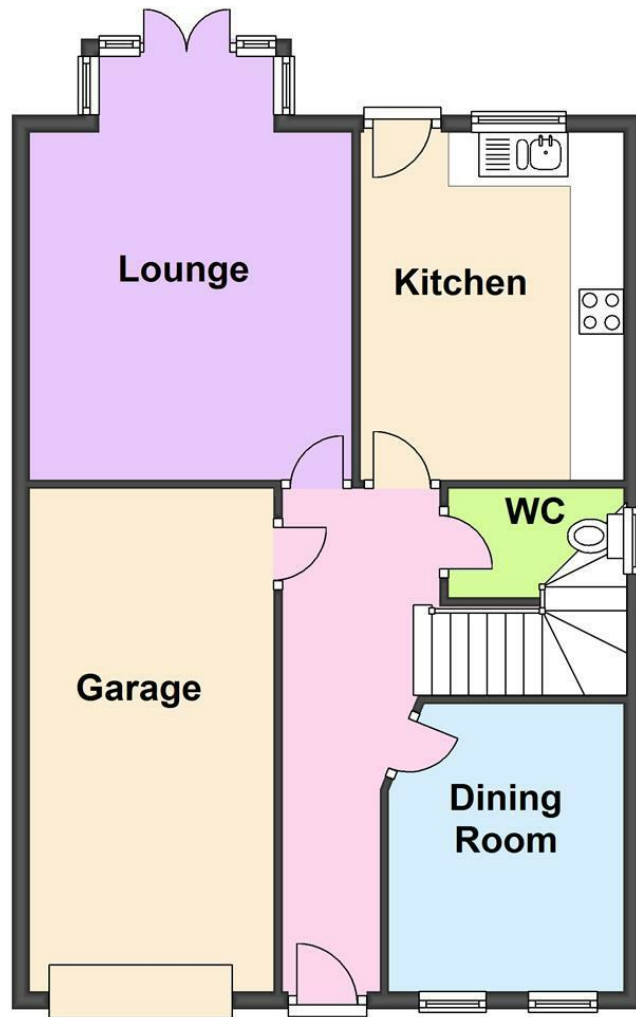
The property has a double width driveway, a front lawn and an enclosed rear garden with attache garden shed, lawn, patio area and sun deck.

Our Ref: Cms/cms/0618/24

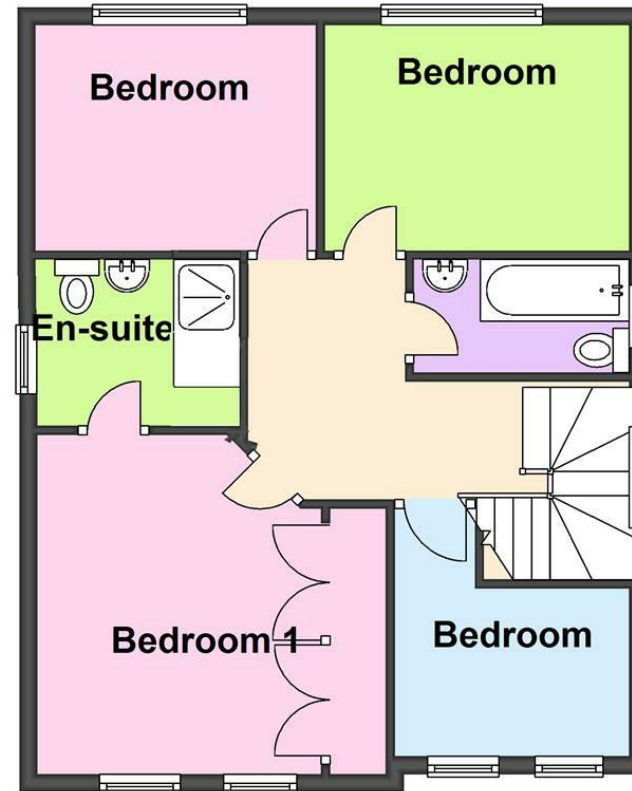




Ground Floor



First Floor



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

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