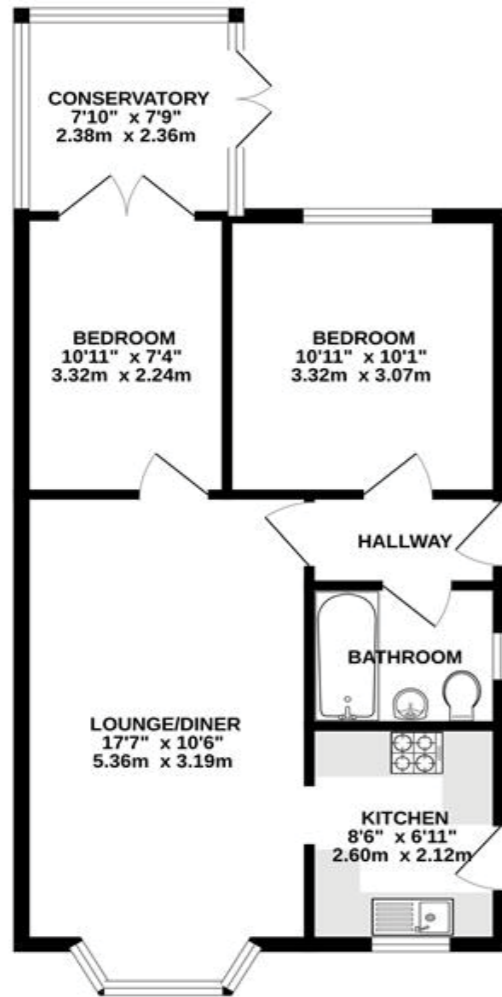


GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only.  
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**NOTICE**  
Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, 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; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

THE AREAS LEADING ESTATE AGENCY

Chapel-En-Le-Frith

27 Market Street, CHAPEL-EN-LE-FRITH, High Peak SK23 0HP

01298 813577 chapel@gascoignehalman.co.uk

gascoignehalman.co.uk



**GASCOIGNE HALMAN**

**5 OAK CLOSE**

Chapel-En-Le-Frith

**£240,000**



A well presented and conveniently located two bedroom detached bungalow with detached garage and conservatory to the rear. Boasting off road parking to the front, double glazing throughout and warmed via gas central heating, early viewing is advised.

Situated in a quiet cul de sac of similar properties the property offers peaceful living and yet still convenient for getting into the town centre and the surrounding countryside. There is an enclosed garden to the rear with access to the side and the garage door with electric up and over door to the front.

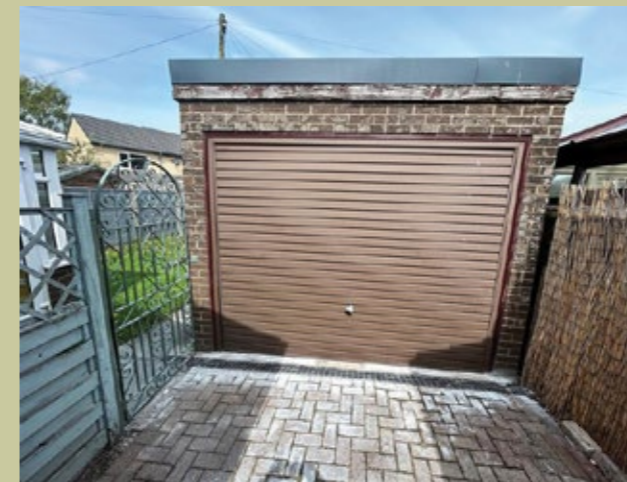
- Two Bedroom Bungalow
- Conservatory to Rear
- Cul de Sac Location

- Detached Garage
- No Onward Chain

**£240,000**

**5 OAK CLOSE**

Chapel-En-Le-Frith



**DESCRIPTION**

In further detail, the accommodation on offer comprises a kitchen with a range of fitted wall and base units inset sink and drainer, integrated fridge and free standing oven with extractor above, there is a lounge diner with bay window to the front. From the lounge is bedroom two which has sliding doors opening into the conservatory, there is a hallway with access door to the side and both the bedroom one and the bathroom off. Externally there is off road parking to the front with small lawned garden interspersed with flowerbeds and block paved driveway leading down the side to the detached garage accessed via electric up and over door to the front.

The rear garden is mainly laid to lawn with paved seating area and enclosed by timber fencing.

**LOCATION**

Chapel-en-le-Frith, known as 'The Capital of the Peak' nestles in an upland valley in the High Peak and is surrounded by dramatic landscape of gritstone ridges and shapely hills. The town takes its name from a small chapel built in 1225 by the keepers of the Royal Forest that is now the Church of St Thomas Becket, where 1,500 Scottish soldiers were imprisoned during the Civil War. The historic town center also features a traditional marketplace which still has its original renowned stocks which the local cafe takes its name. A common phrase you here many resident say is "We are so lucky to live here" even after living in the town for decades. That is further, solid evidence, if ever it was needed that Chapel-en-le-Frith and its

surrounding town and villages is an excellent place to set up home.

**DIRECTIONS**

SK23 0NF for your Sat Nav

**TENURE**

'Freehold 'Subject to Verification by Solicitors

**SERVICES (NOT TESTED)**

Services have not been tested and you are advised to make your own enquiries and/or inspections.

**LOCAL AUTHORITY**

High Peak Borough Council

**VIEWING**

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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**GASCOIGNE HALMAN**