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Silverthorne Close, Stalybridge, SK15 2DQ

Offers over £265,000

Situated in a lovely cul-de-sac within an established and peaceful residential area, this inviting three bedroom semi-detached family home offers a blend of comfort, practicality and convenience. Just a short drive from Stalybridge town centre, residents can enjoy easy access to excellent rail links, popular shops, cafés and everyday amenities, while nearby schools and scenic walks make the location ideal for family life.

The ground floor begins with an entrance hall leading into a bright and welcoming lounge, creating a cosy space to unwind. The kitchen opens seamlessly into the dining room, forming a sociable hub for cooking and family meals, with plenty of space for entertaining. A versatile family room provides an additional living area that can adapt to your needs, whether that's a playroom, home office or snug. Completing the downstairs layout is a useful utility room with WC and direct access to the integral garage, offering excellent storage and practicality.
To the first floor, the home features three well-proportioned bedrooms, each offering comfortable accommodation, along with a modern shower room.

Externally, the property enjoys a smart block-paved driveway to the front providing off-road parking and access to the garage. To the rear, an enclosed and low-maintenance paved patio garden creates a private outdoor space ideal for relaxing, dining or hosting family gatherings.

Overall, this is a well-kept family home in a desirable and convenient location, ready to move into and enjoy. **Viewing Highly Recommended**

GROUND FLOOR

Hall
Door to front, door to storage cupboard, stairs leading to first floor.

Lounge
13'0" x 11'7" (3.96m x 3.52m)
Double glazed window to front, radiator.

Kitchen
10'8" x 11'4" (3.25m x 3.45m)
Fitted with a matching range of base and eye level units with worktop space over, inset sink and drainer with mixer tap, tiled splashbacks, plumbing for dishwasher, space for fridge and freezer, built-in oven, built-in hob, open plan to:

Dining Room
14'10" x 6'7" (4.51m x 2.00m)
Double glazed window to rear, double glazed French door opening out to rear garden, door leading to:

Family Room
19'2" x 9'9" (5.84m x 2.97m)
Two double glazed windows to side, radiator, door to side leading pout to rear garden, door leading to garage, door leading to:

Utility Room / WC
6'3" x 4'4" (1.91m x 1.32m)
Two piece suite comprising vanity wash hand basin and low-level WC. Plumbing for washing machine, space for tumble dryer, worktop space and wall mounted eye level unit.

FIRST FLOOR

Landing
Double glazed window to side, door to storage cupboard, doors leading to:

Bedroom 1
11'6" x 11'9" (3.51m x 3.58m)
Double glazed window to front, radiator.

Bedroom 2
10'5" x 11'9" (3.18m x 3.58m)
Double glazed window to rear, radiator.

Bedroom 3
8'6" x 7'6" (2.59m x 2.29m)
Double glazed window to front, radiator.

Shower Room
5'6" x 7'0" (1.67m x 2.14m)
Three piece suite comprising shower enclosure, vanity wash hand basin and low-level WC, tiled walls, double glazed window to rear.

OUTSIDE
Block paved driveway to the front, leading to the integral garage - providing ample off road parking. Enclosed paved patio garden to the rear.

Garage
21'0" x 8'4" (6.39m x 2.54m)
Up and over door to the front, power and lighting, internal access door to the rear.

DISCLAIMER
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Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else.

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Total area: approx. 118.1 sq. metres (1270.9 sq. feet)



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