

## There's no agent like home



# Bennett Street, Hyde, SK14 4SS Offers over £275,000

A spacious and characterful four-bedroom period end terrace property, ideally positioned in a sought-after residential area of Hyde. This home offers generous living space across two floors and is ideally located close to excellent transport links, including Flowery Field train station and major motorway connections, as well as a range of amenities, local schools, and parks.

An entrance vestibule opens into a welcoming hallway, setting the tone for the style and space beyond. The front lounge is bathed in natural light and features a striking tiled fireplace that adds both charm and warmth. The separate family room provides a relaxing and inviting space, enhanced by a stunning inglenook-style reclaimed oak fireplace housing a log burner — perfect for cosy evenings.

To the rear, the spacious kitchen/diner offers the ideal setting for both everyday family life and entertaining, with ample space for a dining table. A separate utility room keeps household tasks tucked away, while the ground floor is completed by a practical shower room.

Upstairs, the accommodation continues to impress with four well-sized bedrooms, three of which are doubles, offering flexibility for families, guests, or even a home office. The family bathroom is fitted with a contemporary suite while maintaining the character of the home.

Externally, the property boasts a charming forecourt garden to the front, with planted borders. To the rear, a private enclosed garden offers a low-maintenance outdoor space ideal for children, pets, or entertaining, and features gated access that allows for secure off-road parking.

This wonderful home is perfect for growing families or those looking for a characterful property with ample space. \*\*Viewing Highly Recommended\*\*







#### **GROUND FLOOR**

#### **Entrance Vestibule**

Door to front, door leading to:

#### Hall

Radiator, stairs leading to first floor, doors leading to:

#### Lounge

16'0" x 13'4" (4.88m x 4.06m)

Double glazed box window to front, feature fireplace, radiator.

#### **Family Room**

13'2" x 13'0" (4.01m x 3.97m)

Double glazed window to rear, feature inglenook fireplace with log burner, radiator.

#### Kitchen/Diner

16'1" x 11'4" (4.89m 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, integrated dishwasher, inglenook space for range cooker, slate floor, double glazed window to side, radiator, door leading to cellar, open plan to:

#### **Utility Room**

6'4" x 8'8" (1.93m x 2.63m)

Fitted eye level units and worktop space, plumbing for washing machine, space for tumble dryer, space for fridge/freezer, slate floor, double glazed window to side, door to side leading out to rear, door leading to:

#### **Shower Room**

4'6" x 8'8" (1.37m x 2.63m)

Three piece suite comprising shower area, vanity wash hand basin and low-level WC, tiled walls, slate floor, double glazed window to rear, radiator.

#### **FIRST FLOOR**

### Landing

Radiator, access to partially boarded loft, doors leading to:

#### **Bedroom 1**

13'0" x 18'10" (3.96m x 5.74m)

Two double glazed windows to front, feature cast iron fireplace.

### **Bedroom 2**

13'4" x 13'0" (4.06m x 3.97m)

Double glazed window to rear, radiator.

#### **Bedroom 3**

11'2" x 8'8" (3.40m x 2.63m)

Double glazed window to rear, double glazed window to side, radiator.

#### **Bedroom 4**

8'5" x 5'9" (2.56m x 1.74m)

Double glazed window to side, radiator.

#### **Bathroom**

6'5" x 14'9" (1.96m x 4.49m)

Three piece suite comprising panelled bath with shower over, pedestal wash hand basin and low-level WC, tiled walls, double glazed window to side, radiator.

#### **OUTSIDE**

Forecourt garden to the front with planted borders. Enclosed garden to the rear with gated access to use as a driveway providing off road parking.

#### **DISCLAIMER**

Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/her self of all measurements prior to purchase.

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. 145.7 sq. metres (1568.3 sq. feet)





