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Cambridge Terrace, Millbrook, Stalybridge, SK15 3JG

This superbly presented two-bedroom stone middle-terrace is situated in a most popular and well regarded location set well back from the roadside behind a delightful grassed communal area. The property has been upgraded by the present owners and comes onto the market in first class decorative order that only an internal inspection will reveal.

Offers Over £175,000



**CHARTERED SURVEYORS, ESTATE AGENTS
& PROPERTY MANAGEMENT SPECIALISTS**



Cambridge Terrace, Millbrook, Stalybridge, SK15 3JG

- Delightful Two-Bedroom Stone Mid-Terrace
- Excellent Decorative Order
- Local Amenities Within Easy Reach
- Internal Inspection Essential
- Well Regarded Residential Location
- Set Within Millbrook Conservation Area
- Excellent Commuter Links
- Modern Kitchen And Bathroom Fittings
- Open Aspect Onto Communal Grassed Gardens
- PVC Double-Glazing And Gas-Fired Central Heating

The Accommodation Briefly

Comprises:

Entrance porch, lounge with feature fireplace, modern dining kitchen with integrated appliances. To the first floor there are two well-portioned bedrooms, modern bathroom/WC.

Externally, there is a larger than average courtyard garden with useful storage outbuilding.

Local amenities can be found in Millbrook and nearby Carrbrook with Stalybridge town centre being readily accessible. The town centre provides a wider range of shopping and recreational amenities as well as excellent commuter links via its bus and Metrolink stations. Local junior and high schools are also to be found in the locality.

The Accommodation In Detail

Comprises:

GROUND FLOOR

Entrance Vestibule

Double-glazed composite style security door.

Lounge

14'4 x 13'5 including vestibule (4.37m x 4.09m including vestibule)

Feature fireplace with contemporary electric fire, laminate flooring, uPVC double-glazed window, central heating radiator.

Dining Kitchen

11'2 x 11'1 maximum (3.40m x 3.38m maximum)

Single drainer stainless-steel sink unit, a range of wall and floor mounted units, built-in stainless-steel oven, four-ring gas hob, stainless-steel chimney hood, plumbing for automatic washing machine, part tiled, uPVC double-glazed rear door and window, central heating radiator, understairs storage cupboard.

FIRST FLOOR

Landing

Loft access, recess spotlights.

Bedroom 1

14'4 x 10'3 maximum (4.37m x 3.12m maximum)

Two uPVC double-glazed windows, central heating radiator.

Bedroom 2

10'11 x 6'1 (3.33m x 1.85m)

uPVC double-glazed window, central heating radiator, bulkhead storage cupboard.

Bathroom/WC

10'11 x 4'6 (3.33m x 1.37m)

Contemporary white suite having panelled bath with mixer shower tap attachment, low-level WC, pedestal wash hand basin, part tiled, recess spotlights, uPVC double-glazed window, central heating radiator.

EXTERNAL

The property has larger than average rear courtyard garden with useful brick built storage outbuilding.

TENURE

Tenure is Freehold - Solicitors to confirm.

COUNCIL TAX

Council Tax Band "A".

VIEWINGS

Strictly by appointment with the Agents.

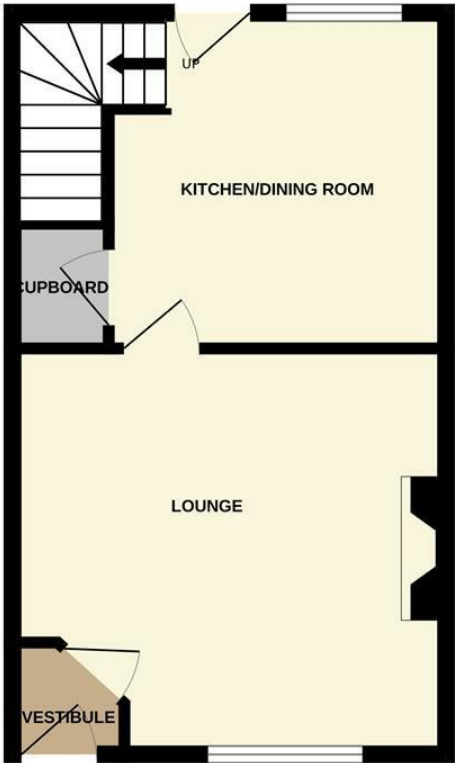


Directions

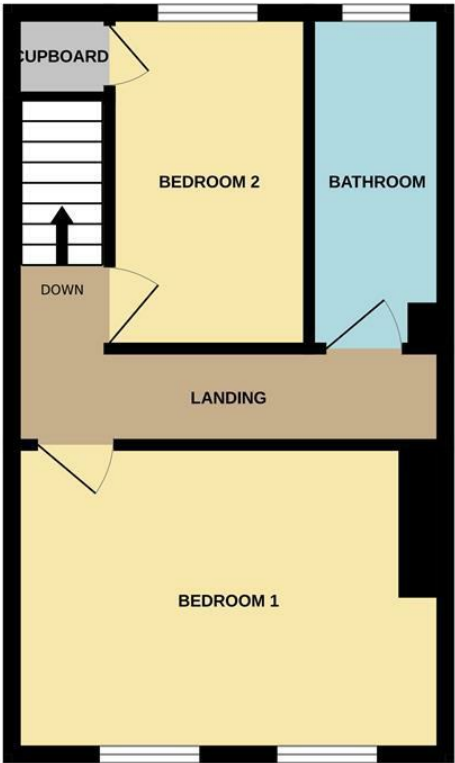


Floor Plan

GROUND FLOOR
346 sq.ft. (32.1 sq.m.) approx.



1ST FLOOR
344 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 689 sq.ft. (64.0 sq.m.) approx.
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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