



Rosewood, Hollingworth, Hyde



Rosewood

Hollingworth, Hyde

With a large plot it certainly packs a punch where indoor and outdoor space are concerned.

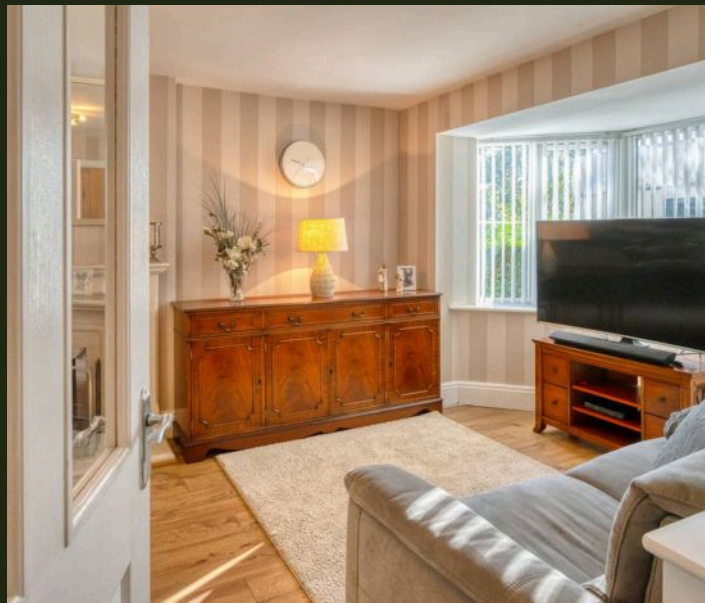
Pull on your block paved drive where there is lots of space for the family and visiting guests to park.

Spread across four floors with short staircases between each floor, you have all the living and bedroom space you could need for a family. Perfect for those with older children or for one that is ready to grow.

From the hallway you can access your ground floor wc/cloaks which is ideally placed for guests and little ones.

The snug lounge is to your right, perfect for the family nights in front of a film. The bay window overlooks the front of the property.

Opposite you will find the entrance to your integral garages. Perfect for your classic car or an option for a teenage hang out space if needed.





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Head up the short flight of stairs where your entertainment space starts.

A fabulous open plan to the kitchen is the spot where you can supervise homework or serve your guests with a cocktail or two whilst finishing dinner.

There is a handy breakfast bar for your morning cup of tea, integrated appliances and the perfect amount of storage for this family home.

There is a handy utility room for all your laundry requirements and extra storage.

The conservatory is perfect for gathering round a board game and the French doors mean you can bring the outside in on a sunny evening,







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As you head up another short set of stairs you will find the Principal suite, a larger than average room with light from a large window and space for a super king bed plus endless storage opportunities.

The en suite with shower cubicle is a must for any busy family home.

Across the landing is your second bedroom which is currently used as a dressing room but can easily accommodate a double bed and storage.

Up the final short staircase you will find a further two double bedrooms and a family bathroom for these two rooms to share, with separate shower cubicle with thermostatic shower and bathtub to relax in you will enjoy this room at the start or end of the day.





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Outside there is a wonderful long garden, an artificial lawn makes easy maintenance and a large raised decked area captures the late evening sun whilst you are entertaining.

Where it is Hollingworth sits just on the borders of Tameside and Derbyshire, with good transport links into both Manchester and Sheffield.

There are plenty of beautiful place for cycling and walking nearby, such as Tintwistle reservoir and Ladybower - famous for being the place they tested the bouncing bomb!

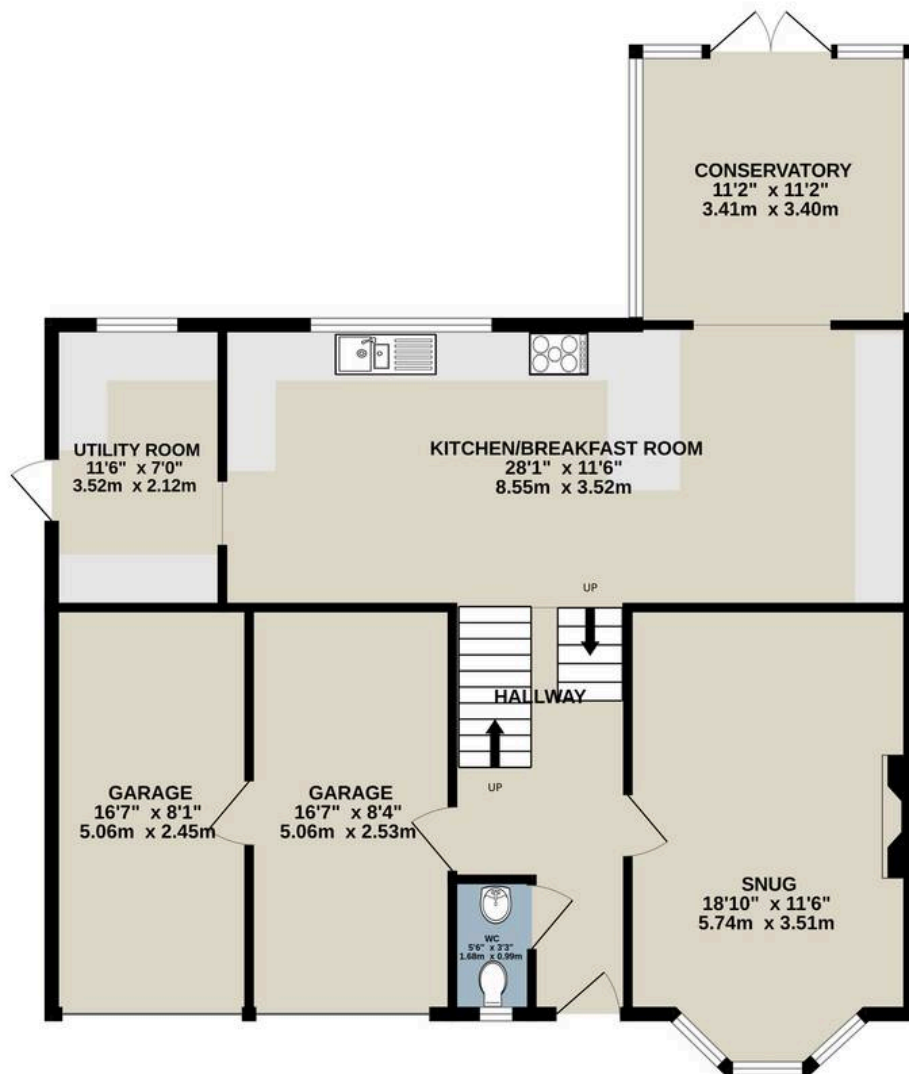
Glossop is just a stone's throw away, with boutique shops, cafes and bars, as well as a large Tesco supermarket and a M & S Simply Food.



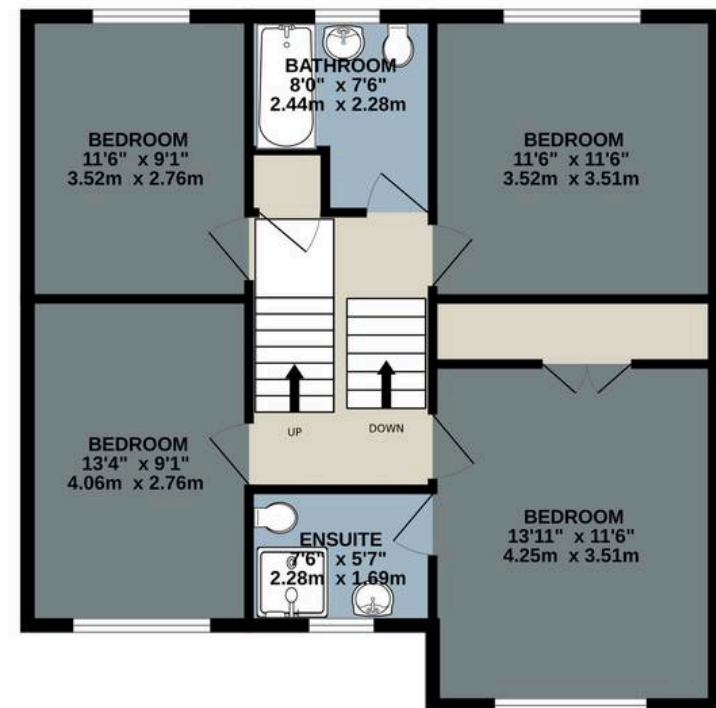
If you fancy venturing a little further, the Peak District is a 20-minute drive away, with its gorgeous countryside, villages and attractions to explore.



GROUND FLOOR
1118 sq.ft. (103.9 sq.m.) approx.



1ST FLOOR
735 sq.ft. (68.3 sq.m.) approx.



TOTAL FLOOR AREA : 1854 sq.ft. (172.2 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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Council Tax band: E

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Spacious detached home over four floors
- Four double bedrooms
- Large open plan kitchen /dining/ sitting area
- Sunny rear garden
- Double garage
- Driveway for three cars
- Great transport links
- Close to open countryside





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