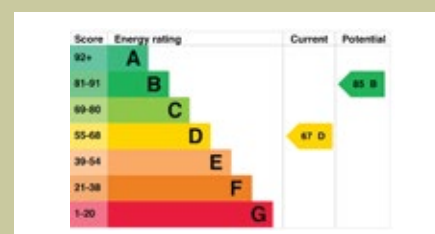
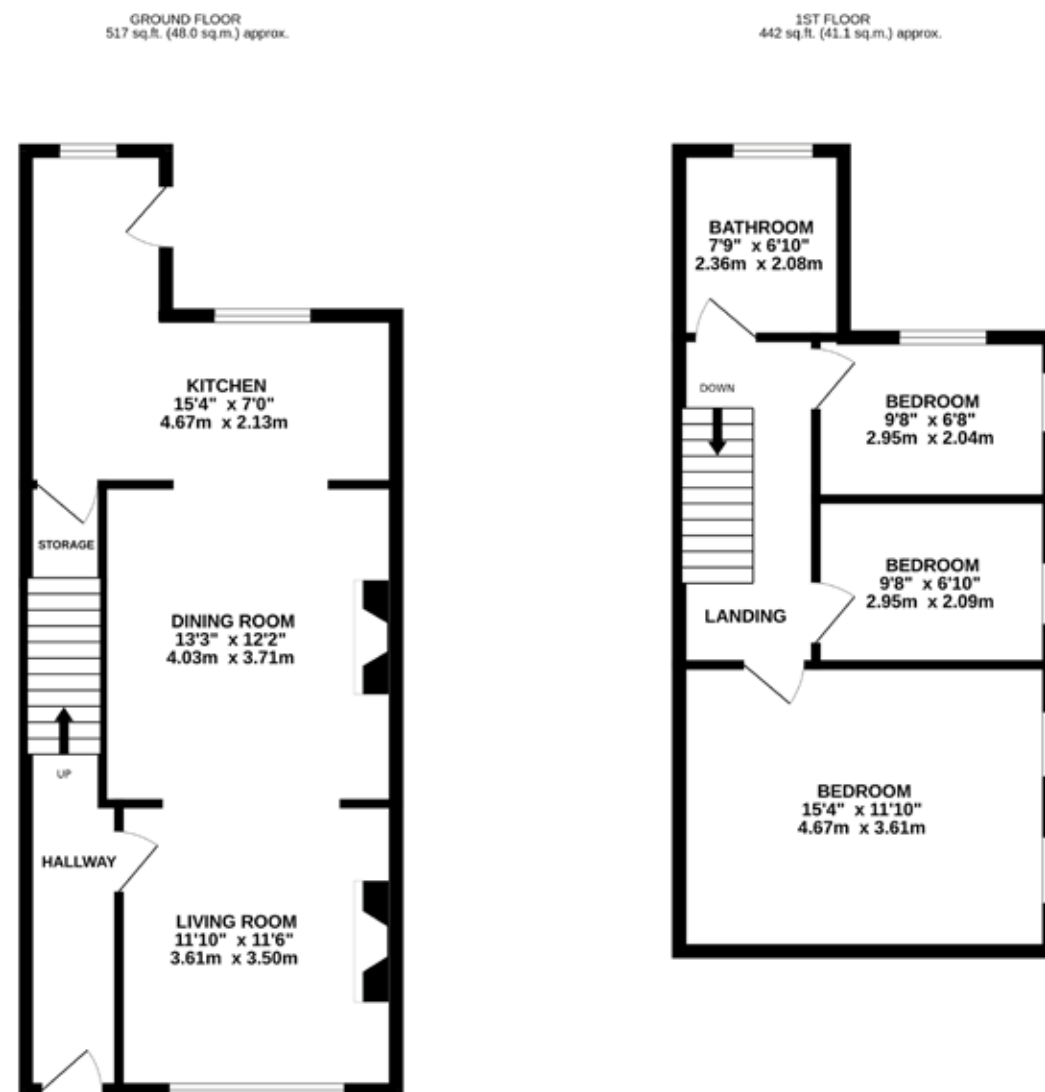


**144 COMPSTALL ROAD**  
Marple Bridge  
**£375,000**



**NOTICE**  
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THE AREAS LEADING ESTATE AGENCY

Marple Bridge  
10, Town Street, MARPLE BRIDGE SK6 5DS  
0161 427 2488 marple@gascoignehalman.co.uk

gascoignehalman.co.uk



**GASCOIGNE HALMAN**

A beautifully-presented end-of-terrace property, situated within easy reach of the village centre, this boasts a superb-sized main bedroom, modern yet character decor, as well as off-road parking - a property not to be overlooked!

- Off-road parking
- Stylish kitchen including island with seating
- Open plan living and dining are

- Exposed brick fireplace with fully-functioning wood burning stove
- Freestanding bath and walk-in shower
- Low-maintenance front garden

**£375,000**

**144 COMPSTALL ROAD**

Marple Bridge



A beautifully presented three-bedroom end of terrace house, brimming with character and modern comforts. Set behind a charming period stone exterior and nestled on a desirable corner plot, this home greets you with a low-maintenance gravel front garden and traditional sash windows that enhance its timeless appeal. Internally, the property provides a spacious and inviting open-plan layout, with two versatile reception rooms perfect for relaxing or entertaining featuring an exposed brick fireplace with a cosy wood-burning stove. These lead through to the stylish modern kitchen, featuring contemporary cabinetry, a farmhouse sink and a central island with seating. Multiple skylights and an open plan

layout create a bright, airy atmosphere ideal for casual dining and social gatherings. Upstairs, there are three bedrooms, the main bedroom a very generous size, as well as a stylish family bathroom featuring a freestanding bath, modern walk-in shower, and elegant patterned tiles, blending classic style with contemporary flair. Further enhancing the lifestyle on offer, this property benefits from off-road parking through a private yard to the rear, providing a private entrance with wooden fencing. Don't miss the opportunity to make this charming and well-appointed house your next home - viewing is highly recommended.

#### LOCATION

Marple Bridge caters for most day to day requirements whilst nearby Marple offers a wide range of shops, restaurants, educational and recreational facilities. For the commuter both Marple and Rose Hill stations offer services to Manchester city centre and the access points to the Northwest motorway network can be found at Stockport East and Bredbury junctions.

#### DIRECTIONS

For SatNav purposes: SK6 5HD

#### TENURE

Leasehold. Lease expiry: 15/03/2918. Ground Rent: £1.50 per year

#### SERVICES (NOT TESTED)

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

#### LOCAL AUTHORITY

Stockport MBC. Council tax band: B

#### VIEWING

Strictly by appointment through the agents.

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



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**GASCOIGNE HALMAN**