



7 Crawley Grove, Stockport, SK2 6DL

Harratts Property Services is pleased to offer this well-presented three-bedroom semi-detached residence, ideally located in a highly sought-after area. The property offers generous living accommodation across three floors, complemented by a large south-facing rear garden and off-road parking. Situated in a quiet cul-de-sac, this home is within close proximity to local amenities.

Upon entering, you are welcomed by the entrance hallway that leads to the first floor. The bright bay-fronted reception room offers views over the front of the property. The well-equipped kitchen/diner, is fitted with a range of eye-level and base units, offering plenty of space for white goods.

On the first floor, the property offers three well-proportioned bedrooms, including two generously sized double rooms. The stylish family bathroom is a true standout, featuring underfloor heating, a sleek walk-in shower, wash basin, and a separate WC. Additionally, the third floor boasts a spacious loft room, providing versatile space that can be adapted for a variety of uses.

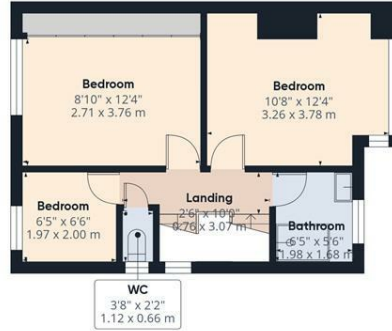
Externally, the property benefits from a shared driveway providing off-road parking, while the detached garage offers additional storage. The rear garden is a standout feature, with a large, south-facing space perfect for outdoor

- Three Bedroom Semi-Detached Property
- Two Double Bedrooms
- Sizeable Loft Room
- Large Rear Garden
- Off Road Parking
- Detached Garage For Extra Storage
- Quiet Cul-De-Sac
- Popular Location Close To Local Amenities

£325,000



Floor 0



Floor 1



Floor 2

Approximate total area^m
 1060.04 ft²
 98.48 m²
 Reduced headroom
 110.33 ft²
 10.25 m²

(1) Excluding balconies and terraces

Reduced headroom
 Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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