



## 45 Chester Road, Hazel Grove, Stockport, SK7 5NU

This two-bedroom end-terrace property is situated on the ever-popular Chester Road in Hazel Grove and presents an excellent opportunity for buyers looking for a full renovation project.

The accommodation begins with an entrance leading directly into an open-plan lounge/diner, offering plenty of potential to create a modern and versatile living space. The dining area flows through to the kitchen, which is fitted with a range of base and eye-level units, worktop space, and room for white goods. The kitchen also provides access to the rear garden.

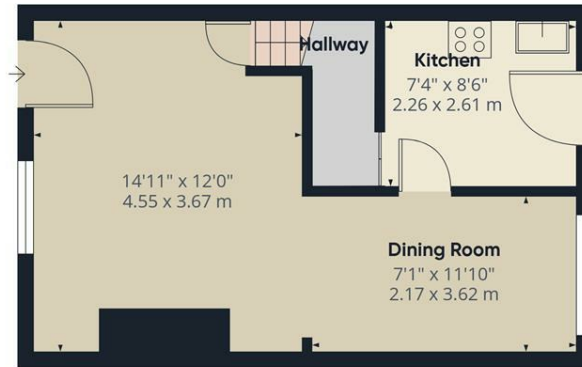
To the first floor, the property comprises two well-proportioned bedrooms and a bathroom, fitted with a bath with shower over, wash basin, and WC.

Externally, the property benefits from a small patio area to the front, while to the rear there is a patio area leading onto a lawned garden, offering good outdoor space with scope for improvement. outlook.

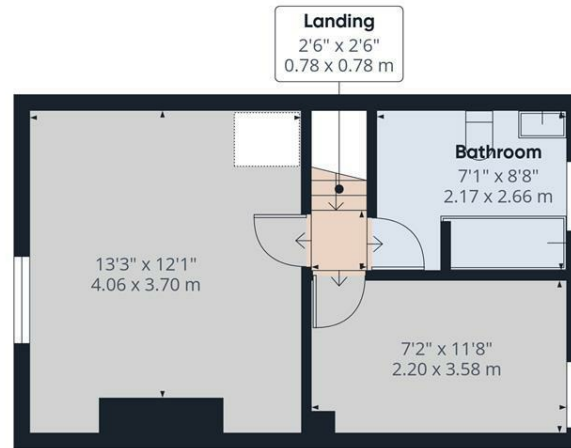
Overall, this property is ideal for investors or buyers looking to put their own stamp on a home in a sought-after location.

- \*\*\* NO CHAIN \*\*\*
- Two Bedroom End-Terrace
- Open-Plan Kitchen/Diner
- Garden To Rear
- Popular Location
- Close To Hazel Grove Train Station

**£200,000**



Floor 0



Floor 1

**Approximate total area<sup>m</sup>**  
665 ft<sup>2</sup>  
61.8 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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