



**The Old School Rooms, Great Moor Street, Bolton, Lancashire,
BL1**

£100,000

Presenting this beautiful two bedroom ground floor True Loft Duplex apartment located in Bolton Town centre. Urban lush greenhouse living with mezzanine modern, stylish bathrooms, kitchen and décor throughout.

The home comprises of two spacious bedrooms, family bathroom, en-suite and open plan living/dining/kitchen area. The 4.5m high ceilings and south facing windows create the perfect ambiance for relaxation. The home also benefits from a new emersion heater which was installed in December 2020.

This fabulous Grade II listed building is in a prime location for local shops, schools and amenities and is steps away from Bolton Train centre which is ideal for a commute into Manchester and beyond. The has two car parks and there is a communal outdoor area.



Tel: 01204 598979

Ground Floor

Living/ Dining/ Kitchen Area

6.6m x 6.9m (Reducing to 3.2m) (At largest points) (21' 8" x 22' 8") Impressive open plan living areas. Kitchen comprises of a range of wall and base units, plus extra pantry storage and under-stair storage. 4.5m High ceilings and large south facing windows. Provides access to the stairs to mezzanine level.

Bedroom

3.6m x 2.5m (At largest points) (11' 10" x 8' 2") Delightful second bedroom. Opaque window provides light without compromising privacy.

Bathroom

Contemporary family bathroom comprising of three piece suite. Tiled walls and flooring.

Mezzanine Level

Master Bedroom with en-suite

5.5m x 4.2m (18' 1" x 13' 9") (At largest points) Spacious master bedroom with ample space for storage. Opaque window. Industrial Unfinished wood floor. Modern en-suite shower room.

