

4 MOORLAND DRIVE HORWICH BL6 6RB

£365,000

Our vendor has advised that the property is Freehold. Council Tax Band D.

Ground floor

Reception hallway

9' 1" x 10' 4" (2.77m x 3.15m) Combines reception room and hall. Historically used as the dining area also. Window to the front.

Reception room 1

10' 11" max x 15' 11" max (3.33m x 4.85m) Large window to the front and looking towards the garden.

Kitchen

8' 6" x 10' 10" (2.59m x 3.30m) Window to the front, glass paneled side door. GCH boiler.

Inner hall

13' 8" x 2' 9" (4.17m x 0.84m) Loft access, fitted storage with radiator.

Bedroom / rear living room

8' 11" x 11' 8" (2.72m x 3.56m) Rear door, floor level window. A versatile space latterly used as a rear reception room.

Bedroom 1

11' 9" x 10' 10" (3.58m x 3.30m) To the rear. Fitted bedroom furniture, view to garden.

Bedroom 3

8' 8" x 8' 6" (2.64m x 2.59m) View to rear garden

Bathroom

Converted to shower room. High level rear window, Double width shower, WC, hand basin with vanity unit. Fully tiled to the walls and floor. Towel heater radiator.

Exterior

Gardens

Front garden and drive. Drive leads to the garage.
South facing rear garden. Well stocked, rear and side patio.

Garage

25' 5" x 8' 3" (7.75m x 2.51m) plus 8'4 x 3