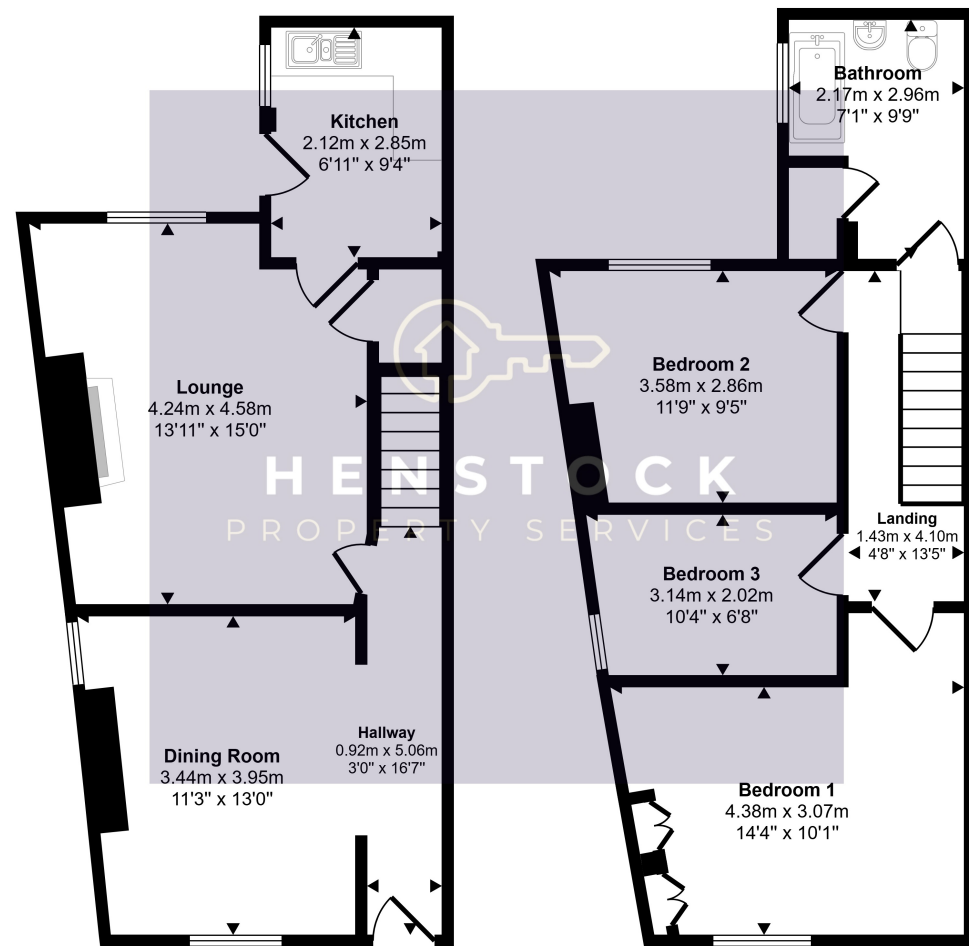


Approx Gross Internal Area
89 sq m / 961 sq ft



Ground Floor
Approx 45 sq m / 488 sq ft

First Floor
Approx 44 sq m / 473 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



HENSTOCK
PROPERTY SERVICES



108 Townley Street, Middleton, Manchester, Lancashire M24 1BT

- 3 BEDROOMED END TERRACED
- NO CHAIN
- COUNCIL TAX BAND A
- LEASEHOLD
- 2 RECEPTION ROOMS
- GAS CENTRAL HEATING
- DOUBLE GLAZED WINDOWS

£180,000



PROPERTY DESCRIPTION

Henstock Property Services are delighted to market this large 3 bedroomed end terraced home. The living accommodation, retaining many original features, briefly comprises; entrance hallway, dining room, lounge, fitted kitchen, 3 bedrooms and a bathroom. The property also has the benefit of gas central heating, uPVC double glazed windows and a compact rear yard. Ideally situated in this popular residential area within easy reach of schools, shops/supermarkets, leisure/fitness facilities, good public transport services and a short distance from the M60 & M62 motorway links.

GROUND FLOOR

Hallway

0.92m x 5.06m (3' 0" x 16' 7") arch to front lounge, oak effect laminate flooring, single radiator.

Dining Room

3.44m x 3.95m (11' 3" x 13' 0") arch to hallway, views to front and side, oak effect laminate flooring, original picture rails and ceiling plaster coving, single radiator.

Lounge

4.24m x 4.58m (13' 11" x 15' 0") views to rear, oak effect laminate flooring,. feature fireplace with Adam style surround, marble back panel and hearth, inset brushed chrome coal effect gas fire, door to under stair cold store, double radiator.

Kitchen

2.12m x 2.85m (6' 11" x 9' 4") views to rear, real oak fronted units with black high gloss marble effect worktops, stainless steel sink with chrome mixer tap, part tiled walls, plumbed for washer, door to rear, double radiator.

FIRST FLOOR

Bedroom 1

4.38m x 3.07m (14' 4" x 10' 1") built in wardrobes, , single radiator.

Bedroom 2

3.58m x 2.86m (11' 9" x 9' 5") views to rear, single radiator.

Bedroom 3

3.14m x 2.02m (10' 4" x 6' 8") views to side, single radiator.

Bathroom

2.17m x 2.96m (7' 1" x 9' 9") views to side, modern white suite comprising; bath with over bath electric wall mounted shower, sink, close coupled w.c, part tiled walls, tiled floor, built in storage cupboard, single radiator.

Exterior

Paved rear yard with recessed area.

NOTES FOR PURCHASER

The purchaser must remove the piano.

