

4 Bedroom Detached for Sale - £279,000

Cotswold Crescent, Walshaw, Bury, Lancs, BL8 1QP



KEY FEATURES

- MODERN DETACHED PROPERTY • FOUR BEDROOMS (FITTED ROBES) • MODERN FITTED KITCHEN WITH APPLIANCES • MODERN BATHROOM SUITE • DOWNSTAIRS CLOAKROOM • GAS CENTRAL HEATING • DOUBLE GLAZING • GARDENS TO THREE SIDES • DETACHED GARAGE/DRIVEWAY • FOR SALE WITH NO ONWARD CHAIN

Description

**** A LARGE DETACHED PROPERTY OFFERING EXCELLENT FAMILY LIVING ACCOMMODATION LOCATED ON WALSHAW PARK ****

JH Sales and Lettings are delighted to receive instructions to offer for sale this well presented and modern four bedroom detached family home located in the sought after residential area of Walshaw Park. Benefiting from a large driveway for multiple cars leading to a detached garage, the property offers spacious family living accommodation with gardens to three sides, four good sized bedrooms, downstairs cloaks and modern kitchen and bathroom. Heated by gas fired central heating and with double glazing throughout, the property is offered to the sales market with no onward chain. The property is conveniently located for the local schools and amenities and viewing of the property is recommended. Internal photographs are to follow shortly as the property is coming to the end of a tenancy.

Accommodation:

Entrance hallway: 21'11 x 13'11 (6.7m x 4.2m)

Lounge/dining room: 29' x 11' (8.8m x 3.35m)

Kitchen: 13'7 x 7'4 (4.1m x 2.2m)

Downstairs cloaks: 9' x 3' (2.7m x 0.9m)

Bedroom 4: 12'3 x 9'9 (3.7m x 3.0m)

Stairs and Landing:

First floor hallway: 8'3 x 7' (2.5m x 2.1m)

Master bedroom: 16'7 x 10'4 (5.1m x 3.1m)

Bedroom 2: 12'4 x 8' (3.8m x 2.4m)

Bedroom 3: 10'5 x 7'11 (3.17m x 2.4m)

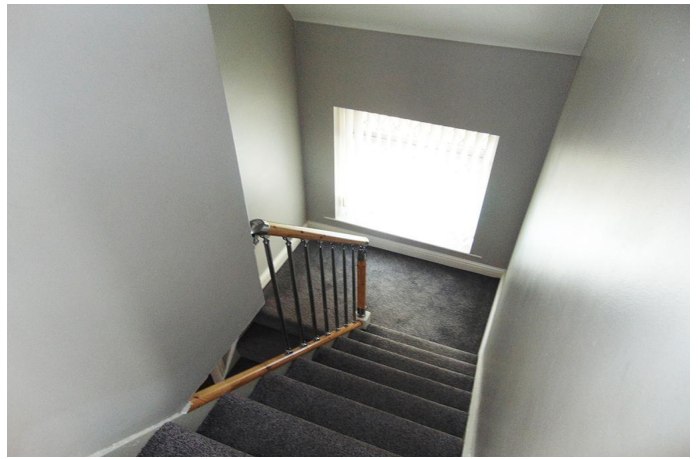
Bathroom: 8' x 5'5 (2.4m x 1.7m)

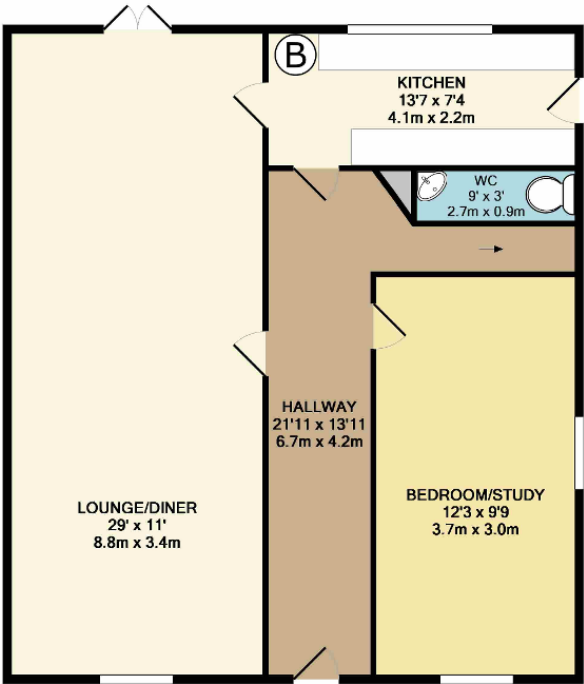
Location

PROPERTY MISDESCRIPTIONS ACT

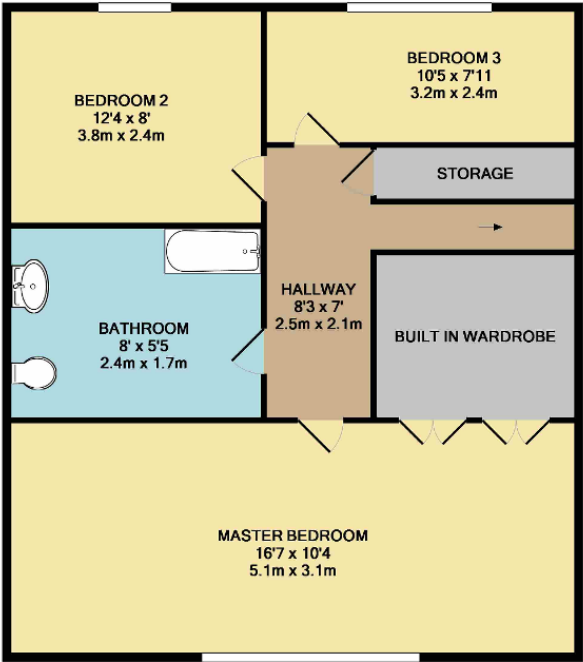
All descriptions and measurements provided in these details are in good faith and any purchaser should not rely on these details as statement of fact and should by inspection satisfy themselves that these are correct. The appliances and fittings have NOT been seen in working condition. The Agents are not competent to assess these areas, interested parties are recommended to seek independent advice before committing themselves to purchase.







GROUND FLOOR
APPROX. FLOOR
AREA 1099 SQ.FT.
(102.1 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 1099 SQ.FT.
(102.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 2198 SQ.FT. (204.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 6/2018

Energy Efficiency

