

£160,000
Leasehold



JON SIMON
ESTATE AGENTS

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Features

- Ideal for first time buyers
- Beautifully presented two bedroom room stone mid terrace property
- Found just a little over half a mile from Ramsbottom town centre
- Entrance vestibule
- Spacious lounge with feature fireplace
- Generous modern dining kitchen
- Two generous bedrooms
- Fully fitted three piece white bathroom suite
- Fully double glazed and gas central heated
- Enclosed rear yard
- Sold with no onward chain
- With local amenities on the door step and motorway networks just around the corner
- Early viewing is a must to appreciate the accommodation on offer
- Strictly by appointment only

Summary of Property

*** IMMACULATEDLY PRESENTED THROUGHOUT *** NEW WINDOWS AND DOORS *** BEAUTIFUL BRIGHT ENCLOSED REAR YARD *** PERFECT FOR FIRST TIME BUYERS *** This beautifully presented two bedroom stone mid terrace property is found just a little over half a mile from Ramsbottom town centre. The condition of the property is a credit to the current owners. The property boasts an entrance vestibule, spacious lounge with feature fire place, generous modern dining kitchen, two generous bedrooms and a fully fitted three piece white bathroom suite. Newly fitted double glazed windows and doors, gas central heating system with newly fitted combi boiler. Externally there is a lovely enclosed rear yard perfect for entertaining. With local amenities on the door step, motorway networks and Chatterton Park only a short walk away. Early viewing is a must to appreciate the accommodation on offer. Strictly by appointment only. **SOLD WITH NO ONWARD CHAIN.**

Room Descriptions

Ground Floor

Vestibule

Composite double glazed front door.

Lounge

UPVC double glazed front window, TV point, radiator, gas fire effect log burner, laminated flooring and ceiling point.

Dining Kitchen

A modern fitted kitchen with a range of wall and base units, complementary work surface, single bowl sink unit with drainer, plumbed for washing machine and dishwasher, part tiled walls, combi boiler, cooker with four ring electric hob, tiled flooring, radiator, ceiling point, stairs leading to the first floor landing. UPVC double glazed rear window and back door.

First Floor

Landing

Ceiling point.

Bedroom One

UPVC double glazed front window, radiator and ceiling point.

Bedroom Two

UPVC double glazed rear window, radiator, fitted wardrobes and ceiling point.

Bathroom

A three piece white suite comprising of a panelled bath with mixer taps, shower above, low level w/c, wash hand basin, fully tiled walls, radiator, ceiling point and UPVC double glazed rear window.

Outside

Yard

A bright enclosed rear yard with Indian stone paving and gated access to the rear. There is on street parking to front.



Floorplan



Ground Floor
Area: 35.6 m² ... 383 ft²

First Floor
Area: 35.6 m² ... 383 ft²

Total Area: 71.1 m² ... 766 ft²