



Sidlaw Close
Oldham

£119,950 NO CHAIN

- Well Presented Mid Town House
- Two Bedrooms
- Modern Kitchen Diner
- Two Car Park Spaces
- Enclosed Rear Garden
- Tastefully Decorated
- Convenient Location
- EPC Rating- C



NO CHAIN - Conveniently situated for access to Oldham, Rochdale, Manchester and Ashton is this two bedroom well presented, mid town house. The living accommodation comprises: entrance hallway, lounge and modern kitchen diner to the ground floor with two bedrooms and bathroom to the first floor. Off road parking is by means of two spaces to the front of the property. Externally there is an enclosed rear garden. Benefits from uPVC double glazing, gas central heating, alarm and is tastefully decorated.

ENTRANCE HALLWAY

With entrance door, radiator.

W.C.

With two piece suite comprising low level w.c., wash hand basin, obscure window.

LOUNGE

14' 8" x 10' 0" (4.47m x 3.05m) With wood floor, radiator, uPVC double glazed window.

KITCHEN DINER

13' 1" x 9' 3" (3.99m x 2.82m) With modern fitted wall and base units, work tops, electric oven, gas hob, stainless steel extractor, sink unit with drainer, plumbed for washing machine, splash back tiling, radiator, tiled floor, pantry storage cupboard, uPVC double glazed window, uPVC double glazed door leading to the garden.

FIRST FLOOR LANDING

With fitted carpeting, access to the loft.

BEDROOM ONE

13' 3" x 9' 1" (4.04m x 2.77m) With fitted carpeting, radiator uPVC double glazed window with blinds.

BEDROOM TWO

13' 2" x 8' 0" max (4.01m x 2.44m) With fitted carpeting, radiator uPVC double glazed window with blinds

BATHROOM

With three piece suite in white comprising panelled bath, wash hand basin, low level w.c., shower over the bath, chrome towel radiator, tiled walls, tiled floor, spotlights, uPVC double glazed obscure window.

EXTERNALLY

Off road parking is by means of two parking spaces to the front of the property. Externally there is an enclosed rear garden with lawn, decking, flower borders.

Ground Floor



First Floor



ADDITIONAL INFORMATION

TENURE: Leasehold, Solicitor to confirm details.

COUNCIL BAND: A

VIEWING ARRANGEMENTS: Strictly by appointment with the agents.

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements. . Fixtures and Fittings stated as included in the property are based on achieving the asking price.