



Middleton Road

Chadderton, Oldham

£144,950

- Mid terrace Property
- Three Bedrooms
- Lounge and Sitting Room
- Rear Courtyard
- Freehold
- Tastefully Decorated
- Close to Good Local Schools
- EPC Rating-D



Within easy reach of good local schools, public transport and the railway network is this three bedroom, mid terrace property. The living accommodation comprises: entrance hallway, lounge/dining room, lounge/sitting room and fitted kitchen to the ground floor. To the first floor there are three bedrooms and Jack and Jill bathroom accessed via the landing and bedroom one. Externally there is a garden forecourt and to the rear an enclosed rear courtyard with pebble area and decked patio. The property benefits from double glazing, gas central heating and is tastefully decorated throughout.

ENTRANCE HALLWAY

With uPVC double glazed entrance door, wood floor.

LOUNGE/DINING ROOM

15' 2" x 9' 9" (4.62m x 2.97m) With feature fireplace, wood floor, radiator, uPVC double glazed bay window with blinds.



LOUNGE/SITTING ROOM

15' 2" x 13' 7" max (4.62m x 4.14m) With feature fireplace, log burner, fitted carpeting, radiator, uPVC double glazed French doors leading to the garden.

KITCHEN

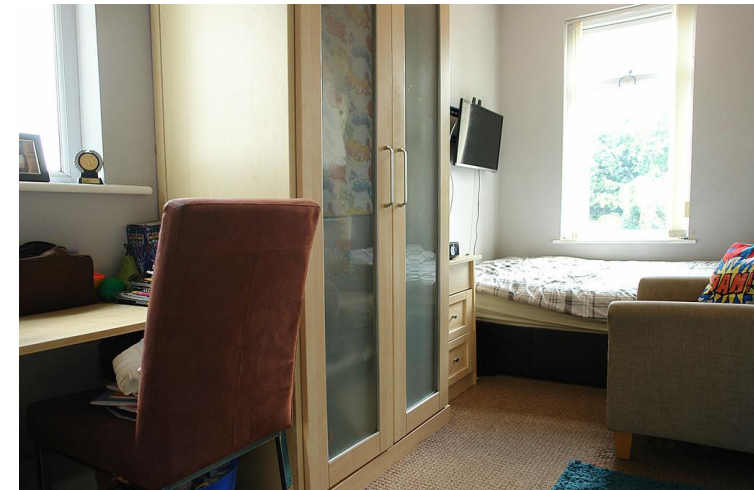
15' 2" x 7' 3" (4.62m x 2.21m) With fitted wall and base units, work tops, electric oven and hob, extractor, one and a half bowl sink unit, splash back tiling, plumbed for washing machine, integral fridge freezer, radiator, uPVC double glazed windows, two uPVC double glazed French doors.

FIRST FLOOR LANDING

With fitted carpeting, access to the loft.

BEDROOM ONE

13' 7" x 12' 1" (4.14m x 3.68m) With fitted carpeting, radiator, uPVC double glazed window with blinds, door leading to the bathroom.



JACK AND JILL BATHROOM

10' 6" x 8' 8" max (3.2m x 2.64m) With three piece suite in white comprising panelled bath, wash hand basin, low level w.c., electric shower over the bath, radiator, splash back tiling, door leading to bedroom one, door leading to the landing.

BEDROOM TWO

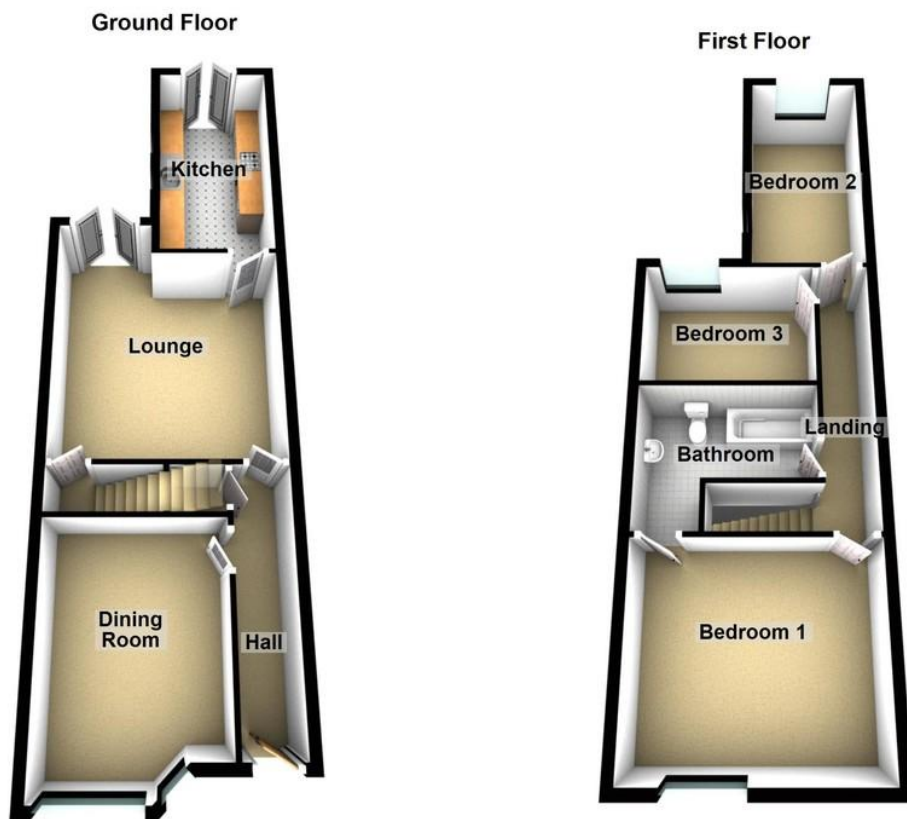
10' 6" x 6' 10" (3.2m x 2.08m) With fitted carpeting, radiator, uPVC double glazed window with blinds.

BEDROOM THREE

10' 6" x 7' 0" (3.2m x 2.13m) With fitted carpeting, radiator, uPVC double glazed window with blinds.

EXTERNALLY

To the front there is a garden forecourt with brick boundaries and to the rear an enclosed courtyard with pebble area and decked patio.



ADDITIONAL INFORMATION

TENURE: TBC. Solicitor to confirm details.

COUNCIL BAND: TBC

VIEWING ARRANGEMENTS: Strictly by appointment with the agents.

Chadderton Office

509 Middleton Road
Chadderton
Oldham
OL9 9SH

Monday – Friday. 9am – 5pm

Saturday. 10am – 3 pm

chadderton@kirkham-property.co.uk

0161 626 5688

Out of hours telephone service

Monday – Thursday 8:30am – 8pm

Friday – 8:30am – 5pm

Saturday – Sunday 10am – 3pm

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.