Lime Green Road, Oldham, OL8 3PE
SEMI DETACHED | 2 BEDROOMS | GAS CENTRAL HEATING | DOUBLE GLAZING
LARGE REAR GARDEN | DRIVEWAY | NO CHAIN | EPC RATING E

Asking Price: £99,995
Lime Green Road, Oldham, OL8 3PE
Ideal investment / first time purchase situated close to daisy nook country park. This semi-detached property comprises entrance hallway, lounge, dining kitchen, 2 bedrooms, loft room and bathroom. The property benefits from gas central heating and Upvc double glazing. Externally there is a driveway to the front and large enclosed garden to the rear. NO CHAIN.

**ENTRANCE HALL**
Radiator, double glazed window, stairs leading to first floor landing.

**LOUNGE**
3.91m (12' 10") x 3.81m (12' 6")
Laminate flooring, double glazed window, radiator.

**BEDROOM 1**
5.0m (16' 5") x 3.0m (9' 10")
Double glazed window, radiator.

**BEDROOM 2**
3.5m (11' 6") x 2.8m (9' 2")
Double glazed window, radiator.

**DINING KITCHEN**
5.8m (19' 0") x 2.8m (9' 2")
Fitted wall and base units with work surfaces and tiled splashback, stainless steel sink and breakfast bar. Radiator, double glazed window, Upvc French doors leading to rear garden.
LOFT ROOM
4.50m (14' 9") x 2.59m (8' 6")
Velux window.

BATHROOM
3 piece suite comprising corner bath with shower over, pedestal wash hand basin and low level wc. Double glazed window, radiator.

EXTERNALLY
Driveway and garden area to the front with large enclosed garden to the rear.

OPENING HOURS
Monday - Friday 09:00 - 17:00
Saturday 10:00 - 14:00

TELEPHONE LINES OPEN
Monday - Friday 08:00 - 20:00
Saturday & Sunday 09:00 - 16:00

THINKING OF SELLING?
If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.
**Energy Performance Certificate**

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.