



4 Falkland Close Oldham, OL4 2LQ

Pristine 3-bedroom true bungalow, an ideal haven for discerning buyers seeking comfort and convenience. Upon entering, you are greeted by a welcoming entrance hall. The versatile third bedroom is currently serving as an elegant dining room, perfect for entertaining. The spacious lounge offers a cozy retreat, while the well-appointed kitchen is fitted with modern cabinets. The property features a fitted bathroom with a shower over the bath, and two additional double bedrooms, each boasting fitted wardrobes for ample storage. Externally, the bungalow is complemented by meticulously maintained gardens both front and rear, providing a serene outdoor space. The block-paved driveway accommodates several cars, and the addition of a garage offers extra utility and storage. Nestled in a charming, quiet cul-de-sac alongside other bungalows, this residence promises peace and privacy. The home is tastefully decorated in neutral tones and is offered with no chain, ensuring a seamless move-in experience. Don't miss the opportunity to own this well-presented and ready-to-occupy property.

True detached bungalow

Beautiful gardens

Freehold

Detached garage

3 bedrooms

Driveway for several cars

Fitted bathroom

No Chain

Offers Over £299,995

4 Falkland Close

Oldham, OL4 2LQ

Offers Over £299,995

Lounge 18' 9" x 11' 9" (5.71m x 3.58m)

Feature fireplace.

Kitchen 14' 1" x 7' 11" (4.30m x 2.41m)

Fitted with a range of base and wall units. Space for fridge / freezer and cooker, and plumbed for automatic washing machine and dishwasher. Tile flooring.

Bedroom 3 6' 8" x 11' 0" (2.02m x 3.36m)

Currently being used as a dining room. To the front elevation.

Bedroom 1 10' 0" x 11' 9" (3.05m x 3.59m)

With fitted wardrobes.

Bedroom 2 10' 0" x 11' 9" (3.05m x 3.59m)

With fitted wardrobes.

Family Bathroom 6' 2" x 8' 7" (1.88m x 2.62m)

Three piece bathroom suite comprising; panel bath with shower above, half pedestal wash hand basin, low level W/C. Tiling to the walls and flooring.

Garage

Electric up and over garage door and window to the side for natural light. Electricity and light supplied.

Front garden

Well manicured gardens boasting lawn with planted borders. Block paved driveway runs along the side of the house and is gated.

Rear Garden

South West garden that benefits from sun and shade all day through. Lawn and planted borders. Patio areas by the house and at the bottom of the garden. Veg patch and small pond.

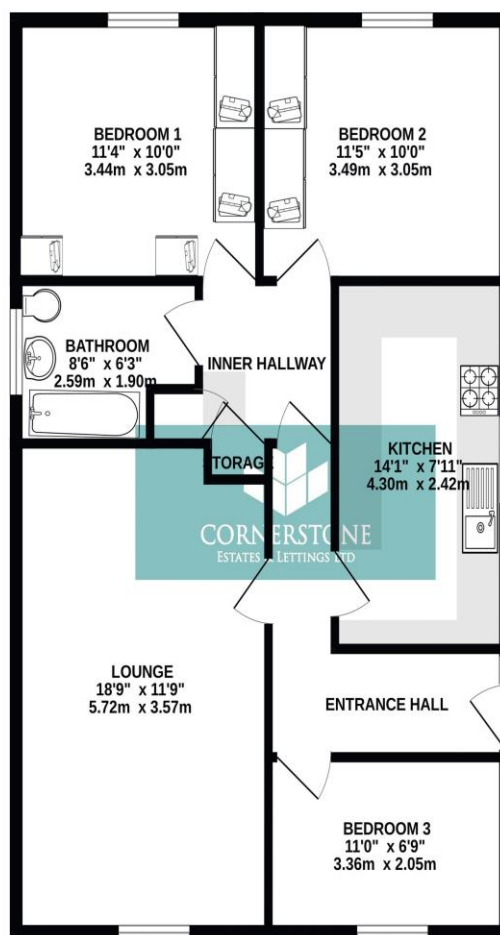
Tenure

Freehold

Council Tax

Band D

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 ©2024

MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.

