



90 Boyds Walk, Dukinfield, SK16 4AU

£1,200

A Wilson Estates are delighted to offer To Let this three bedroom semi detached home on Boyds Walk in Dukinfield.

This property boasts many feature including two double bedrooms, separate dining room, large driveway, gardens to front and rear and a detached garage.

The location has plenty to offer. Just around the corner, Dukinfield Park offers open green space, a play area, and community events throughout the year. Everyday essentials are close by, with supermarkets, cafés, and local shops all within easy reach. Families will appreciate the choice of well regarded local schools, including Ravensfield Primary and All Saints Catholic College, both within walking distance. Excellent transport links connect you easily to Ashton under Lyne and Stalybridge, while nearby bus routes make commuting simple and convenient.

Please contact A Wilson Estates to arrange a viewing appointment.

Briefly the property comprises:~

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, Dukinfield, SK16 4AU

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Entrance Hallway

Composite double glazed door to front elevation and windows to side elevations. Lighting and laminate flooring.

Lounge

uPVC double glazed window to front elevation. Log burning fire, lighting, radiator, blinds, and built in storage cupboard.

Dining Room

uPVC double glazed door to rear elevation. Lighting, radiator, blinds, and laminate flooring.

Kitchen

uPVC double glazed window to rear elevation. Fitted wall and base units with coordinating work surfaces. Ceramic single sink unit with mixer tap. Integrated electric oven and hob with extractor over. Lighting, radiator, and laminate flooring.

Stairs and Landing

uPVC double glazed windows to side elevation. Wooden balustrades and bannister. Lighting, carpet, blinds, and loft access.

Bedroom One

uPVC double glazed window to front elevation. Lighting, radiator, carpet, blinds, and built in wardrobes.

Bedroom Two

uPVC double glazed window to rear elevation. Lighting, radiator, carpet, and blinds.

Bedroom Three

uPVC double glazed window to front elevation. Lighting, radiator, blinds, laminate flooring, and built in wardrobe.

Bathroom

uPVC double glazed window to rear elevation. Four piece bathroom suite comprising low-level WC, hand wash basin with vanity unit, panelled bath, and enclosed shower cubicle with electric shower over. panelled walls, heated towel rail, lighting, and laminate flooring.

Externally

Gardens to front and rear. Detached garage. Block paved driveway parking for several vehicles

Additional Information

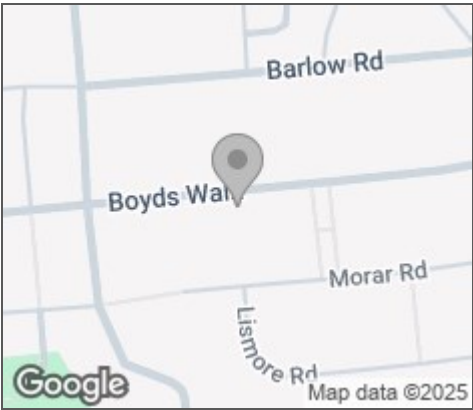
Council Tax Band : A

EPC Rating : D

Holding Deposit : £276

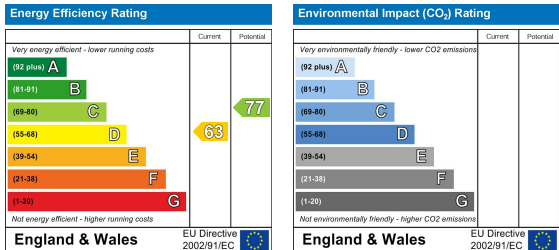
STRICTLY NO PETS AND SMOKING POLICIES APPLY





Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.