



270 Kingsway
Kingsway | OL16 4AP



Overview

- Semi-Detached House
- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen
- Bathroom & Separate WC
- Corner Plot
- Ample Off-Road Parking
- Extensive Garden To Rear
- Popular Location
- Fantastic Potential
- No Chain



Three Bedroom Semi-Detached House Occupying A Corner Plot

Sitting on an excellent corner plot, this semi-detached house provides an excellent opportunity for extension to the rear and side whilst also boasting ample off-road parking. Conveniently located on the doorstep of excellent local amenities including good schools, supermarket and the Metrolink yet with easy access to Rochdale/Oldham town centres and the motorway network.



Internally, the family home has been well-maintained with accommodation briefly comprising an entrance hall, two reception rooms, kitchen, side porch, three bedrooms, bathroom and separate wc.

The property benefits from having gas central heating and double glazing throughout.



Occupying a substantial corner plot, this property provides an excellent opportunity to extend to the rear and side. The gardens wraparound the property at the front, rear and side with ample off-road parking also being found at the rear of the home.

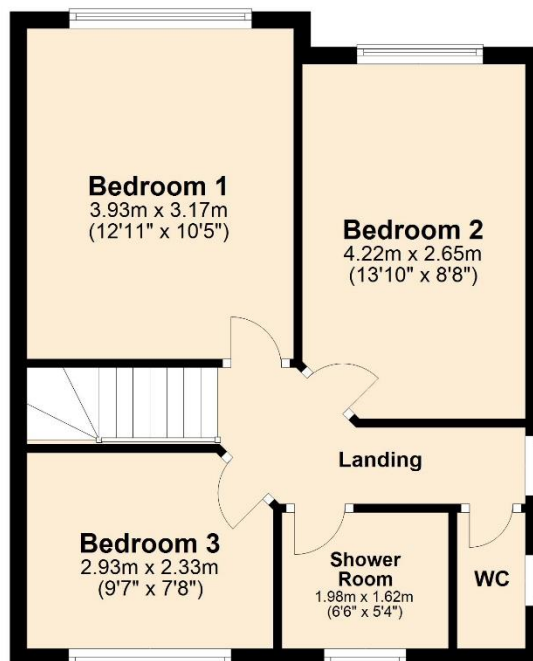
Ground Floor

Approx. 46.9 sq. metres (504.4 sq. feet)



First Floor

Approx. 42.5 sq. metres (457.2 sq. feet)



Total area: approx. 89.3 sq. metres (961.6 sq. feet)

Reside Estate Agency
Plan produced using PlanUp.

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"Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale".