



13 Bankfield Lane | Norden | Rochdale OL11 5RJ

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Norden | OL11 5RJ

Discover your dream home with this extended four-bedroom detached family home, offering an ideal blend of modern living and outdoor space. Nestled in a sought-after location on the doorstep of Norden village, this property is perfect for families, professionals, or those seeking a peaceful retreat.

As you step into the inviting hallway, you are greeted by a spacious open-plan living areas that boast natural light thanks to the large windows and bi-folding doors, leading to the garden. The modern kitchen offers ample storage, sleek countertops, high-end appliances, and the added convenience of a utility room makes this perfect for families. The study located downstairs could also become a guest bedroom or play room.

the outdoor space offers endless possibilities. With a mix of lawn, flower beds, and a patio area, it's ideal for family barbecues or morning coffee in the sunshine. The property also benefits from a spacious driveway, ensuring parking is never an issue.

Upstairs, the property features four double bedrooms, perfect for growing families or those looking for additional guest space. The main bedroom benefits from an en-suite shower room, while the family bathroom is finished to a high standard with modern fixtures.

Located on a popular and family-friendly development, this home is close to local schools, parks, and essential amenities. Excellent transport links mean you're never far from the action, with easy access to major roads and public transport options. This property is perfect for those looking for modern comfort in a prime location.

One of the standout features of this home is the extensive south-facing garden. Whether you're looking to entertain, garden, or simply unwind,

Viewings are highly recommended. Don't miss the opportunity to make this stunning house your new home!



RESIDE

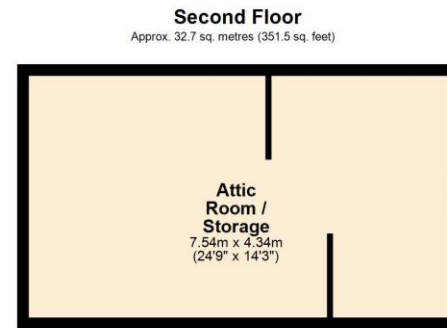
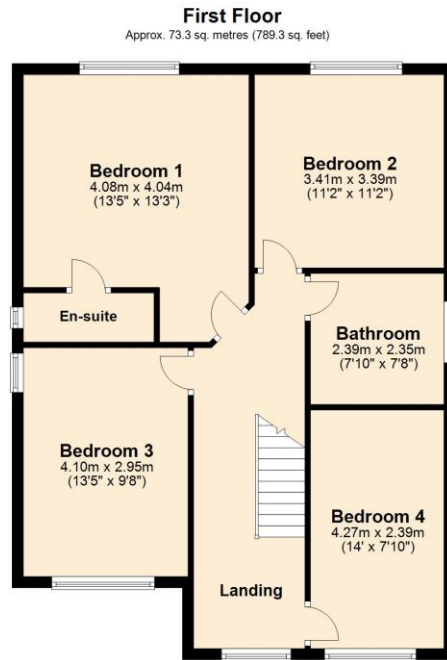
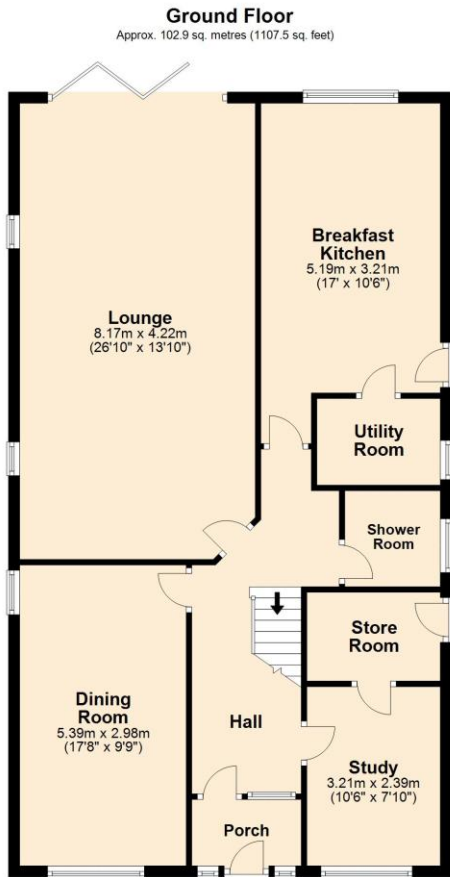
RESIDE





To view this property call Reside on **01706 356633**





Total area: approx. 208.9 sq. metres (2248.3 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".