



53 Clarke Street

Hamer | OL16 2SY

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Overview

- Stone Fronted
- Mid-Terraced House
- Three Bedrooms
- Spacious Lounge
- Fitted Dining Kitchen
- Three-Piece Bathroom
- Private Rear Yard
- Popular Yet Convenient Location
- Well-Presented
- Ideal For First Time Buyers
- No Chain



Three Bedroom Mid-Terraced House In A Popular Yet Convenient Location

A well-presented mid-terraced house situated in a popular yet convenient location having easy access to Rochdale town centre, Metrolink and motorway network.



Internally, the ideal first-time buyer accommodation comprises a spacious lounge, fitted dining kitchen, three bedrooms and three-piece bathroom. The property also benefits from having gas central heating and UPVC double glazing throughout.



Externally, the property has a private rear yard to the rear.

IDEAL FOR FIRST-TIME BUYERS!

NO CHAIN!

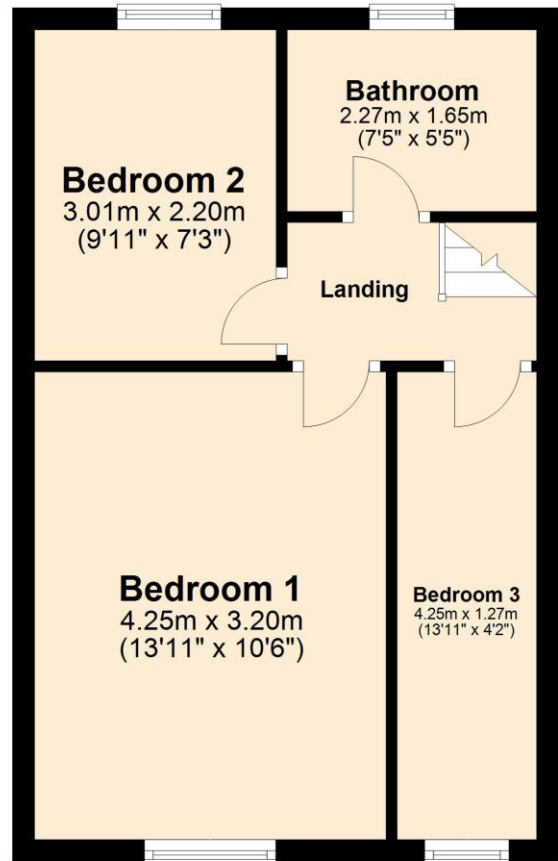
Ground Floor

Approx. 34.1 sq. metres (367.1 sq. feet)



First Floor

Approx. 32.8 sq. metres (353.4 sq. feet)



Total area: approx. 66.9 sq. metres (720.5 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".