

22 Bernard Street

Syke | OL12 0SJ

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Overview

- Semi-Detached House
- Large Lounge With Dining Area
- Fitted Kitchen
- Three Bedrooms
- Three-Piece Bathroom
- Beautiful Well-Stocked Gardens
- Offering Lovely Views To Rear
- Well-Presented
- Convenient Location
- Ideal Family Living Accommodation
- Freehold Property



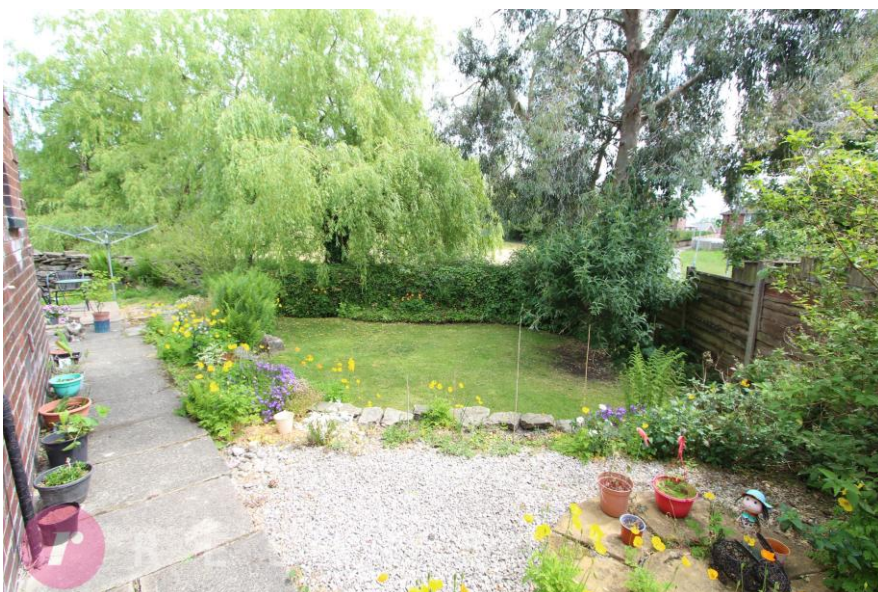
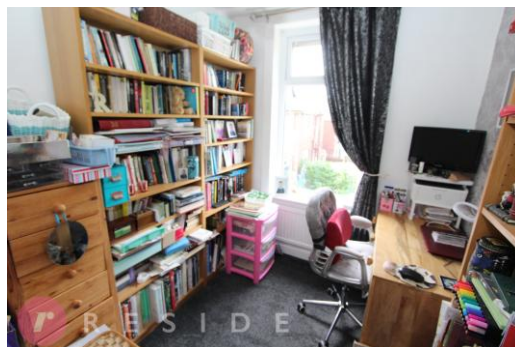
Three Bedroom Semi-Detached House In A Convenient Yet Popular Location

Located at the head of a quiet cul-de-sac, this semi-detached house has a delightful open aspect at the rear whilst on the doorstep of beautiful open countryside, Syke common and excellent local amenities yet convenient for Rochdale town centre and the motorway network.



Internally, the semi-detached family home affords spacious living accommodation comprising an entrance hall, large lounge/dining area, fitted kitchen, three bedrooms and a three-piece bathroom.

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

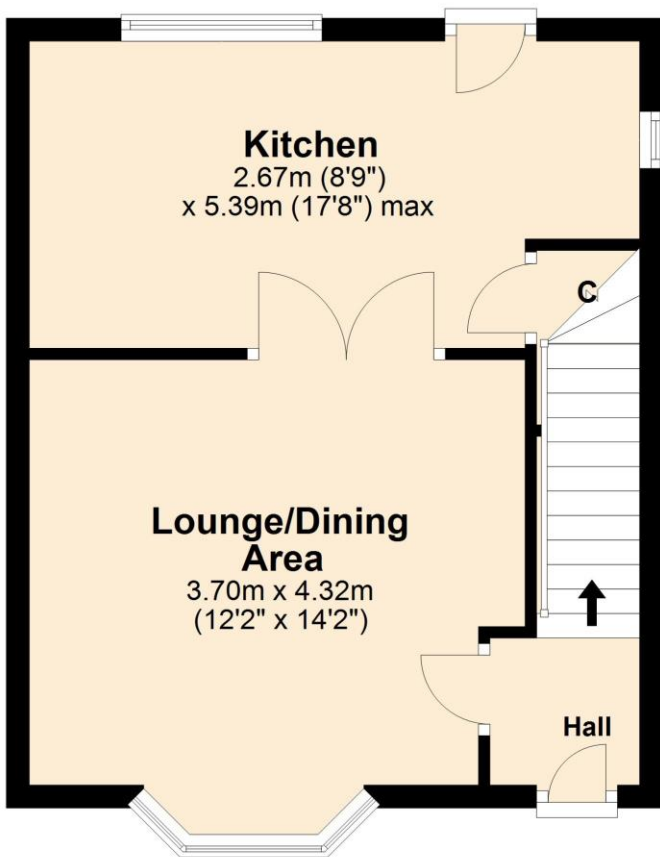


Externally, there are beautiful gardens surrounding the home whilst affording lovely views to the rear.

THIS IS A FREEHOLD PROPERTY!

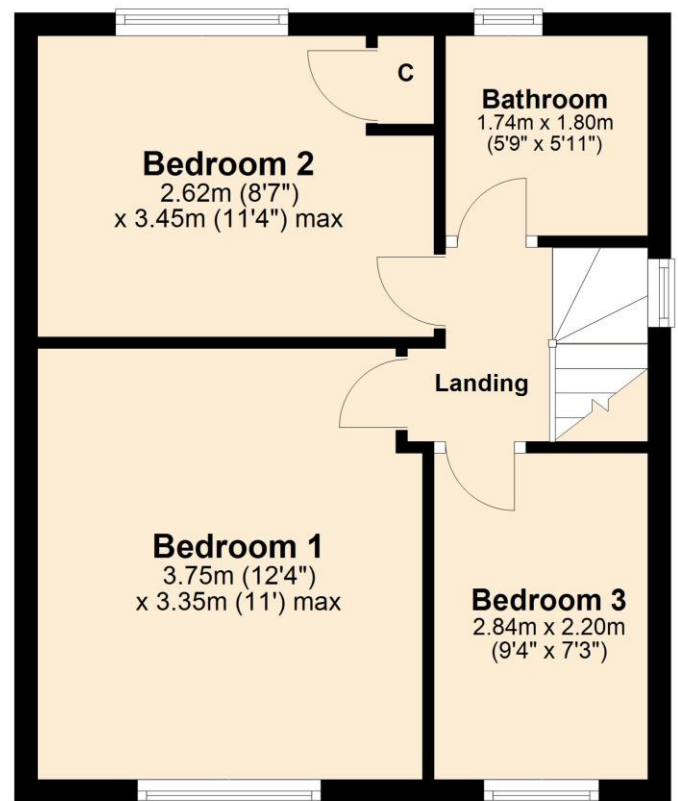
Ground Floor

Approx. 34.9 sq. metres (376.1 sq. feet)



First Floor

Approx. 35.5 sq. metres (381.8 sq. feet)



Total area: approx. 70.4 sq. metres (757.9 sq. feet)

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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".