



170 Whitehall Street

Cronkeyshaw | OL12 0RZ

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Overview

- Mid-Terraced House
- Spacious Lounge
- Fitted Dining Kitchen
- Two Bedrooms
- Attic Room
- Stylish Three-Piece Bathroom
- Rear Garden
- Convenient Location
- Ideal For First-Time Buyers
- Deceptively Spacious
- Nearby To Local Amenities



Two Bedroom Mid-Terraced House In A Convenient Location

A deceptively spacious mid-terraced house situated in a popular yet convenient location on the doorstep of excellent local amenities whilst also having easy access to Rochdale/Bury centres, transport links, and the motorway network.



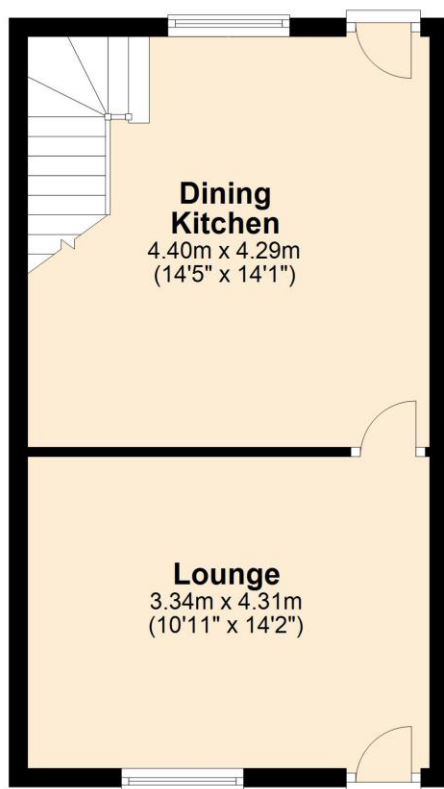
Internally, the property is set over three levels, offering ideal first-time buyer living accommodation comprising of a spacious lounge, large fitted dining kitchen, two bedrooms, attic room and a three-piece bathroom. The property also benefits from having gas central heating and upvc double glazing throughout.



Externally, the property further benefits from having a rear patio garden.

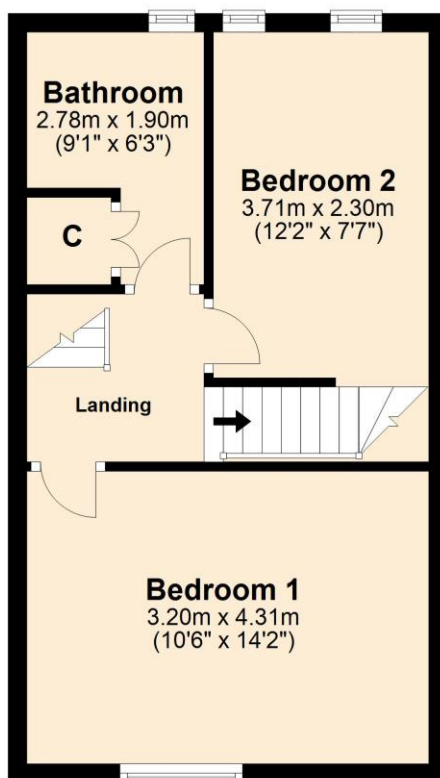
Ground Floor

Approx. 33.7 sq. metres (362.8 sq. feet)



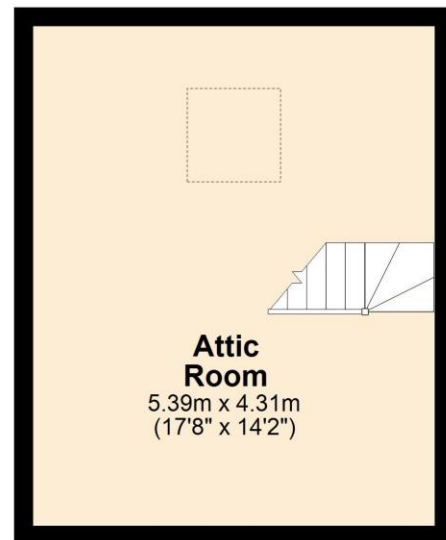
First Floor

Approx. 34.1 sq. metres (367.0 sq. feet)



Second Floor

Approx. 23.2 sq. metres (250.1 sq. feet)



Total area: approx. 91.0 sq. metres (979.9 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".