

FAILSWORTH: 754 OLDHAM ROAD, FAILSWORTH, M35 9FE. T: 0161 681 2371 LEES: 102 HIGH STREET, LEES, OLDHAM, OL4 5DJ. T: 0161 628 7660



# 2 Gordon Avenue

, Chadderton, OL9 8LB

## £1,350 Per Month









\*\*\*OUTSTANDING FAMILY HOME\*\*\*MODERN KITCHEN\*\*\*NEWLY RENOVATED\*\*\*GARAGE\*\*\*GARDENS\*\*\*OPEN REAR ASPECT\*\*\* Located on Gordon Avenue in Chadderton, this delightful semi-detached home presents an excellent opportunity for families seeking a comfortable and spacious living environment. Boasting three well-proportioned bedrooms, this property is ideal for those looking to rent in a welcoming community.

As you approach the home, you will appreciate the convenience of a private driveway, providing ample parking space. The front and rear gardens offer a lovely outdoor area for children to play or for hosting family gatherings during the warmer months. The addition of a conservatory enhances the living space, allowing for a bright and airy atmosphere, perfect for relaxation or entertaining guests.

The newly fitted kitchen is a standout feature, providing a modern and functional space for culinary enthusiasts.

This residence is truly a perfect family home, offering both comfort and potential. We highly recommend scheduling a viewing to fully appreciate the charm and possibilities this property has to offer.



**LOUNGE** 

**DOWNSTAIRS W/C** 

**KITCHEN** 

**CONSERVATORY** 

**GARAGE** 

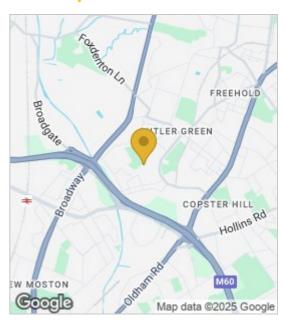
**BEDROOM ONE** 

**BEDROOM TWO** 

**BEDROOM THREE** 

**BATHROOM** 

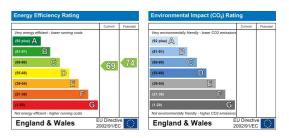
#### **Area Map**



### **Floor Plans**



## **Energy Efficiency Graph**



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.







