



27 Mayfield Street, Atherton, Lancashire M46 0AQ

Offers over £200,000

ARC HOMES are delighted to offer FOR SALE this fantastic and larger than average FOUR BEDROOM end terraced property positioned within a very sought after location. This property has recently undergone refurbishment, is well presented throughout and boasts excellent accommodation over three floors. Entry is via a welcoming entrance hallway which leads into the dining room. A well proportioned sitting room sits to the front whilst the kitchen sits to the rear. To the first floor are two double bedrooms and a bathroom with separate shower enclosure. Two further excellent bedrooms are located on the second floor completing the living accommodation on offer. Outside, the both front and rear gardens are enclosed and low maintenance. The rear gardens are not directly overlooked providing a good degree of privacy



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
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