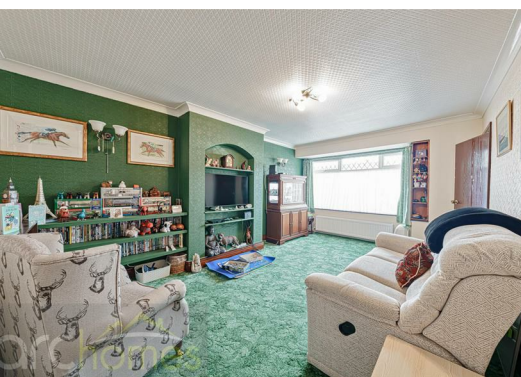





21 Cromer Drive, Atherton, M46 0QE

£240,000

ARC HOMES are delighted to offer FOR SALE this fantastic larger than average semi detached true bungalow positioned within a very sought after location just off Lovers Lane. Property in this spot are extremely sought after and this excellent bungalow offers generous accommodation, parking, garage and no onward chain. With a fantastic conservatory and lovely corner plot, this lovely home would suit a range of buyers and early viewings are highly advised. Entry is via an entrance hallway which leads into the well proportioned sitting room. The kitchen sits to the front whilst to the rear a bedroom has been utilised as a separate dining room which leads into a fantastic larger than average conservatory. Two further double bedrooms and a bathroom completes the living accommodation. Outside, this property is positioned on a well presented corner plot providing off road parking in front of a garage. Other residents on the street have converted the garage to create larger accommodation. The enclosed rear gardens are low maintenance.



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		
England & Wales EU Directive 2002/91/EC 		



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