



Castleway, Swinton, Manchester, M27 8JD

Offers Over £199,950

FOR SALE WITH NO ONWARD CHAIN! VACANT POSSESSION! A well presented, very spacious 3 bedroom end terrace property, plus a converted loft room and a long gated driveway and garage, located on Castleway in the Swinton area of Salford. Briefly comprises of the following, an entrance lobby, a spacious lounge with a feature wood burner stove and surround, a modern fully fitted kitchen in grey with a large 'arga' style gas hob, double oven and a chrome extractor hood, an open plan dining area adjacent to the kitchen and a large rear garden with a patio area and a grass lawn. To the upper floor you will find 3 bedrooms, a double sized Master bedroom and 2 single bedrooms, a modern Family bathroom with a 3 piece suite in white, including a basin, toilet and a bath tub with a mixer shower over the bath and a glass shower screen, and a spacious converted loft room with a fixed stairwell for easy access. Comes with double glazed windows and doors throughout. Warmed by a gas central heating via a combi boiler. The EPC is ordered and will be live on the advert soon. FREEHOLD PROPERTY.



ACCOMMODATION

Front Garden and Gated Driveway

The front garden with a gated long driveway with space for 3 or more cars to park off road.

Lounge 16' 1" x 11' 3" (4.90m x 3.42m)

A spacious lounge with a feature wood burner fire set within an angle nook fireplace, located to the rear of the property. Plenty of space for modern furniture to fit easily. Decorated in neutral colours with a walnut oak wood laminate floor. A pair of double glazed french doors are fitted to the rear aspect. Warmed by a gas central heated radiator.

Kitchen 19' 3" x 9' 3" (5.88m x 2.81m)

A modern fully fitted kitchen with an integrated 'arga' style gas hob, double oven and a chrome extractor hood. Plumbed in for a washing machine and a dishwasher. Space for a tall fridge freezer. An open plan dining area is adjacent to the kitchen. Decorated in neutral colours with a grey tiled floor. A double glazed window and entrance door are fitted to the rear aspect. Warmed by a gas central heated radiator.

Dining area (open plan adjacent to the kitchen)

An open plan dining area, adjacent to the kitchen. Decorated in light grey with a grey tiled floor. A double glazed window is fitted to the front aspect. Warmed by a gas central heated radiator. (For room size, see kitchen)

Rear Garden

A spacious rear garden with a patio area, grass lawn and a single story garage.

Family Bathroom 5' 11" x 6' 5" (1.80m x 1.95m)

A modern Family bathroom with a 3 piece suite in white, including a basin, toilet and a bath tub with a mixer shower over the bath and a glass shower screen. A double glazed window is fitted to the rear aspect. Warmed by a gas central heated radiator.

Master bedroom 12' 6" x 10' 4" (3.8m x 3.15m)

A double sized Master bedroom to the rear of the property. Decorated in neutral colours with a brand new carpet in grey. A double glazed window is fitted to the rear aspect. Warmed by a gas central heated radiator.

Bedroom 2 10' 5" x 6' 9" (3.18m x 2.06m)

A single bedroom to the front of the property. Decorated in neutral colours with a light oak wood laminate floor. A double glazed window is fitted to the front aspect. Warmed by a gas central heated radiator.

Bedroom 3 8' 5" x 10' 0" (2.56m x 3.05m)

A second single sized bedroom to the rear of the property. Decorated in neutral colours with a light oak wood laminate floor. A double glazed window is fitted to the rear aspect. Warmed by a gas central heated radiator.

Loft Room 8' 4" x 20' 6" (2.53m x 6.26m)

A spacious converted loft room with a fixed stairwell for easy access. Decorated in neutral colours with a green coloured carpet. Fitted with a velux style window into the roof space.



