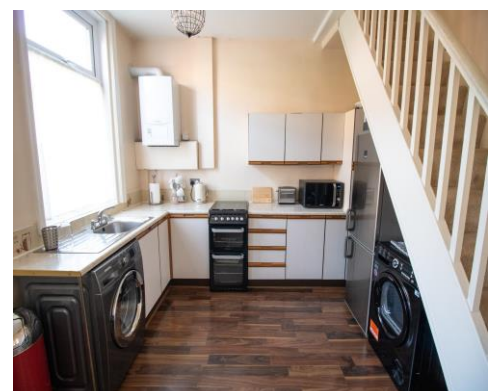




Dijon Street, Daubhill, Bolton, BL3 4AU

Offers in the Region Of £150,000

A well presented 2 bedroom mid terraced home, located on Dijon Street in the Daubhill area of Bolton in Greater Manchester. Briefly comprises of the following, an entrance vestibule, a very spacious lounge with plenty of space for modern furniture, a fully fitted kitchen including a gas hob, grill, oven and a open plan dining space, with a fully enclosed yard to the rear. To the upper floor you will find 2 double sized bedrooms and a superb modern Family bathroom with a 3 piece suite in white, including a basin, toilet and a bath tub. Comes with double glazed windows and doors throughout. Warmed by gas central heating via a modern combi boiler. FREEHOLD PROPERTY. The EPC has been ordered and will be live on the advert soon.



ACCOMMODATION

Entrance vestibule 3' 7" x 3' 3" (1.1m x 1.0m)

The entrance vestibule to the front of the property. Fitted with a composite entrance door to the front aspect.

Lounge 13' 4" x 13' 0" (4.07m x 3.95m)

A very spacious lounge with plenty of space for modern furniture to fit easily. Decorated in neutral colours with a beige coloured carpet. A double glazed window is fitted to the front aspect. Warmed by a gas central heated radiator.

Kitchen 11' 8" x 12' 10" (3.55m x 3.90m)

A fully fitted kitchen to the rear of the property. Comes with a gas hob, grill, oven and an open plan dining area. Plumbed in for a washing machine. Space for a tall fridge freezer. Decorated in neutral colours with a walnut oak coloured floor. Fitted with a double glazed window and entrance door to the rear aspect.

Upper floor Landing 5' 10" x 13' 0" (1.78m x 3.95m)

The upper floor landing area. Decorated in neutral colours with a beige coloured carpet.

Master bedroom 10' 6" x 12' 11" (3.21m x 3.94m)

A spacious double sized bedroom to the front of the property. Space for fitted or free standing wardrobes. Decorated in neutral colours with a beige coloured carpet. A double glazed window is fitted to the front aspect. Warmed by a gas central heated radiator.

Bedroom 2 9' 1" x 8' 3" (2.76m x 2.52m)

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

Family Bathroom 12' 0" x 4' 5" (3.65m x 1.34m)

A superb, modern Family bathroom with a 3 piece suite in white. Comes with a basin, toilet and a bath tub. Fully tiled walls and flooring. A double glazed window is fitted to the rear aspect. Warmed by a gas central heated radiator.

