



20 Coronation Avenue, Dukinfield

Dukinfield



£155,000

**Alex Jones.**  
Estate Agents

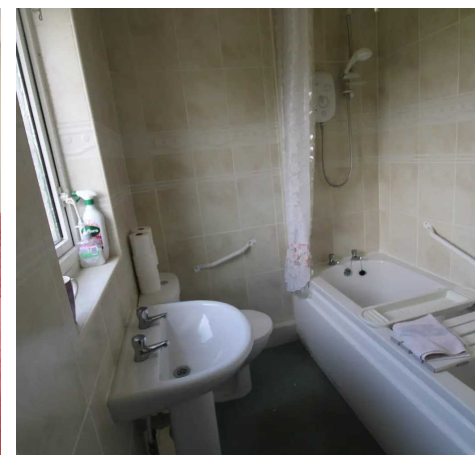
# 20 Coronation Avenue

Dukinfield, Dukinfield

Nestled in a sought-after location, this 2-bedroom semi-detached house is ready to be the canvas for your dream home. Boasting two generously sized double bedrooms, this property offers the perfect space for young professionals, a small family, or those looking to downsize without compromising on comfort. The dining/kitchen area sets the stage for cosy meals and family gatherings, complete with the potential to be transformed into an inviting haven tailored to your unique style and needs. With ample room to let your creativity run wild, this house is just waiting for you to put your own stamp on it and make it truly yours. Step outside to discover a little slice of paradise in your own backyard. The enclosed rear garden provides a private oasis where you can escape the hustle and bustle of every-day life. Imagine mornings sipping coffee on the patio or lazy afternoons basking in the sunshine on the lush lawn. With space for outdoor entertaining, gardening adventures, or simply enjoying the fresh air, this garden is the perfect extension of your living space. Whether you have a green thumb or simply want a tranquil outdoor retreat, the possibilities are endless in this serene outdoor space just waiting for you to make it your own. \*\*This property is being sold on behalf of a corporate client. It must remain on the market until contracts are exchanged. It may not be possible to provide answers to the standard property questionnaire. Please refer to the agent before viewing if you feel this may affect your buying decision.\*\* \*\*Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. \*\*

Council Tax band: A

- TWO DOUBLE BEDROOMS
- SOUGHT AFTER LOCATION
- DINING/KITCHEN
- ENCLOSED REAR GARDEN
- READY TO PUT YOUR OWN STAMP ON



## HALLWAY

Entrance door, carpeted flooring, electric points, stairs to first floor, internal doors to:

## LOUNGE

10' 9" x 17' 0" (3.28m x 5.19m)

uPVC double glazed windows to front and rear aspect, carpeted flooring, electric points, fireplace with inset gas fire and surround.

## DINING/KITCHEN

11' 1" x 13' 0" (3.39m x 3.96m)

uPVC double glazed window to rear aspect, door to rear aspect leading to rear garden, some fitted kitchen units with roll top work surfaces, space and plumbing for kitchen appliances, stainless steel sink with drainer and taps over, space for dining table.

## FIRST FLOOR

### BEDROOM ONE

14' 1" x 13' 9" (4.30m x 4.18m)

uPVC double glazed window to rear aspect, electric points, carpeted flooring:

### BEDROOM TWO

12' 7" x 12' 7" (3.84m x 3.84m)

uPVC double glazed window to front aspect electric points, carpeted flooring.

## FAMILY BATHROOM

Obscure uPVC double glazed window to rear aspect, fully tiled, low level W.C, wall mounted pedestal hand wash basin, panelled bath with electric shower over.







## Alex Jones Estate Agents

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