



Higham Estate Agents



18 Loweswater Avenue

Tyldesley, Manchester, M29 7EG

Offers over £325,000

HIGHAM ESTATE AGENTS are privileged to present this stunning detached family home located in Astley with no onward chain. Offering ample living accommodation throughout with sitting room, kitchen family room, study, three DOUBLE BEDROOMS and four piece family bathroom. However, stepping outside gives this property the total wow factor, to the rear you will find fabulous, spacious garden with patio areas, summer house and outdoor bar! In addition the property is well located for a range of amenities including shops, outstanding schools and a selection of public houses and eateries making this the ideal family home.

In more detail, the accommodation comprises entrance hallway, housing the stairs to the upper floor, entrance to the study room and further door leading through to the spacious lounge with front facing window and internal double doors leading through to the stunning kitchen family room. The large kitchen consists a range of modern wall and base units providing ample storage with some integral appliances, further space for free standing appliances, separate utility space and open plan living area. This space gives the property the total wow factor and is well proportioned to house a dining space and a sitting area, the space also benefits patio doors opening onto the rear garden creating a light and airy space. To the first floor, a large master bedroom located to the front of the property with separate dressing room and modern en-suite shower room. Two further double bedrooms both with storage and a modern four piece family bathroom completes the living accommodation. Externally to the front sits a good size driveway for multi vehicle parking with mature boarder. Prepared to be impressed by the private rear garden, benefiting a laid to lawn area with stunning boarders, patio area housing an outdoor bar, further patio area to the rear of the garden, pond, and summer house currently housing a hot tub! All round a perfect space for fun and entertaining.

- Detached Family Home in Astley
- Stunning Kitchen Family Room
- Large Sitting Room & Study Room
- Three Double Bedrooms
- Master with Dressing Room & Ensuite
- Beautiful Rear Garden
- Driveway Parking to Front
- Leasehold 999 Years £25 PA

Viewing

Please contact us on 01942 889080 if you wish to arrange a viewing appointment for this property or require further information.



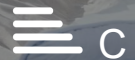
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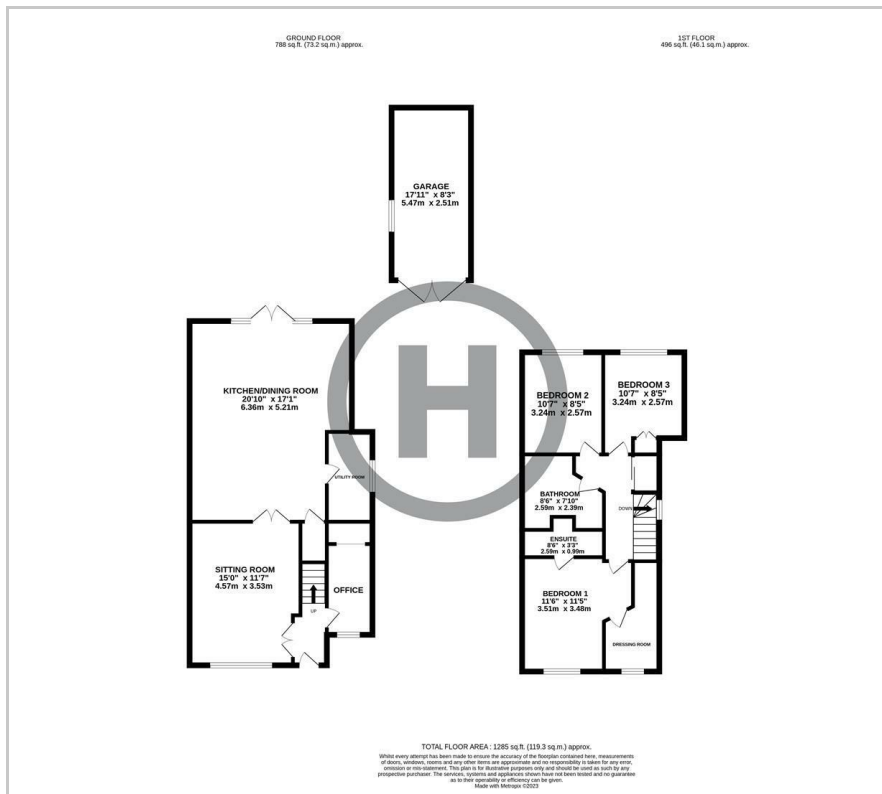


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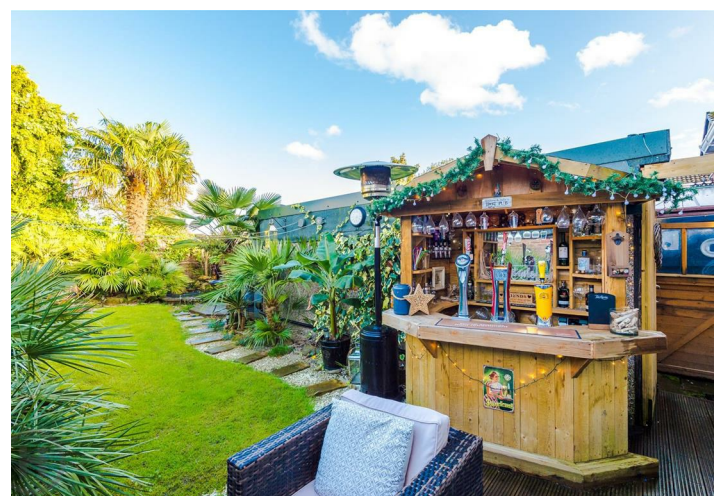
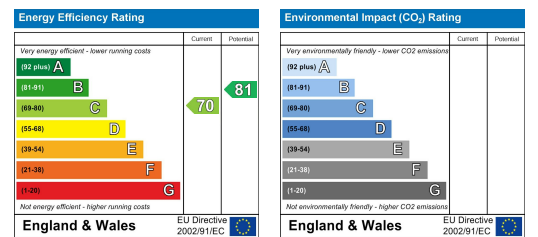
Floor Plan



Area Map



Energy Efficiency Graph



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