



Alexandra Road, Eccles

Manchester



Offers Over £260,000

Alexandra Road

Eccles, Manchester

Nestled in sought-after area, this modern three bed semi-detached house offers spacious living, contemporary design, convenient location. Ideal for families & first-time buyers, with versatile reception rooms, modern kitchen, spacious bedrooms, modern shower room, low maintenance gardens, double garage used as storage space. Close to amenities & transport links. Prime property not to be missed!

Council Tax band: B

Tenure: Leasehold

- Deceptively Spacious Semi Detached Property
- Three Reception Rooms
- Newly Fitted Contemporary Kitchen
- Three Generously Sized Bedrooms
- Modern Shower Room
- Low Maintenance Gardens to the Front & Rear
- Located within Walking Distance to Shops, Parks, Schools
- Well Served by Fantastic Transport Links
- Double Garage Benefitting from a New Roof, Offering Useful Storage Space



Entrance Hallway

Entered via a hardwood front door, featuring ceiling light point, wall - mounted radiator.

Reception Room One

12' 4" x 10' 9" (3.76m x 3.28m)

A spacious reception room featuring built in alcove storage. Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with underlay flooring.

Reception Room Two

14' 8" x 11' 4" (4.47m x 3.45m)

Featuring a gas-capped brick fireplace. Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with underlay flooring.

Reception Room Three

11' 4" x 9' 9" (3.45m x 2.97m)

Featuring understairs storage. Complete with a ceiling light point, double glazed window and wall mounted radiator.

Kitchen

9' 9" x 7' 9" (2.97m x 2.36m)

Featuring modern wall and base units with glass splashback and composite sink. Integral electric oven and grill. Space for a washer and fridge freezer. Complete with a ceiling light point, double glazed window and composite door. Fitted with tiled flooring.

Landing

Complete with a ceiling light point.

Bedroom One

14' 8" x 12' 5" (4.47m x 3.78m)

Complete with a ceiling light point, two double glazed windows and wall mounted radiator.



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Bedroom Two

12' 8" x 9' 3" (3.86m x 2.82m)

Complete with a ceiling light point, double glazed window and wall mounted radiator.

Bedroom Three

9' 9" x 7' 8" (2.97m x 2.34m)

Featuring a boiler/storage cupboard. Complete with a ceiling light point, double glazed window and wall mounted radiator.

Shower Room

13' 2" x 7' 1" (4.01m x 2.16m)

Featuring a three-piece suite including a shower cubicle, vanity unit with hand wash basin and W.C. Complete with ceiling spotlights, two double glazed windows and heated towel rail. Fitted with lino flooring.

External

Featuring a double detached garage with new roof, front and rear access, providing useful storage space. To the rear of the property is a well kept lawn with paved patio, gated access to the front and rear.



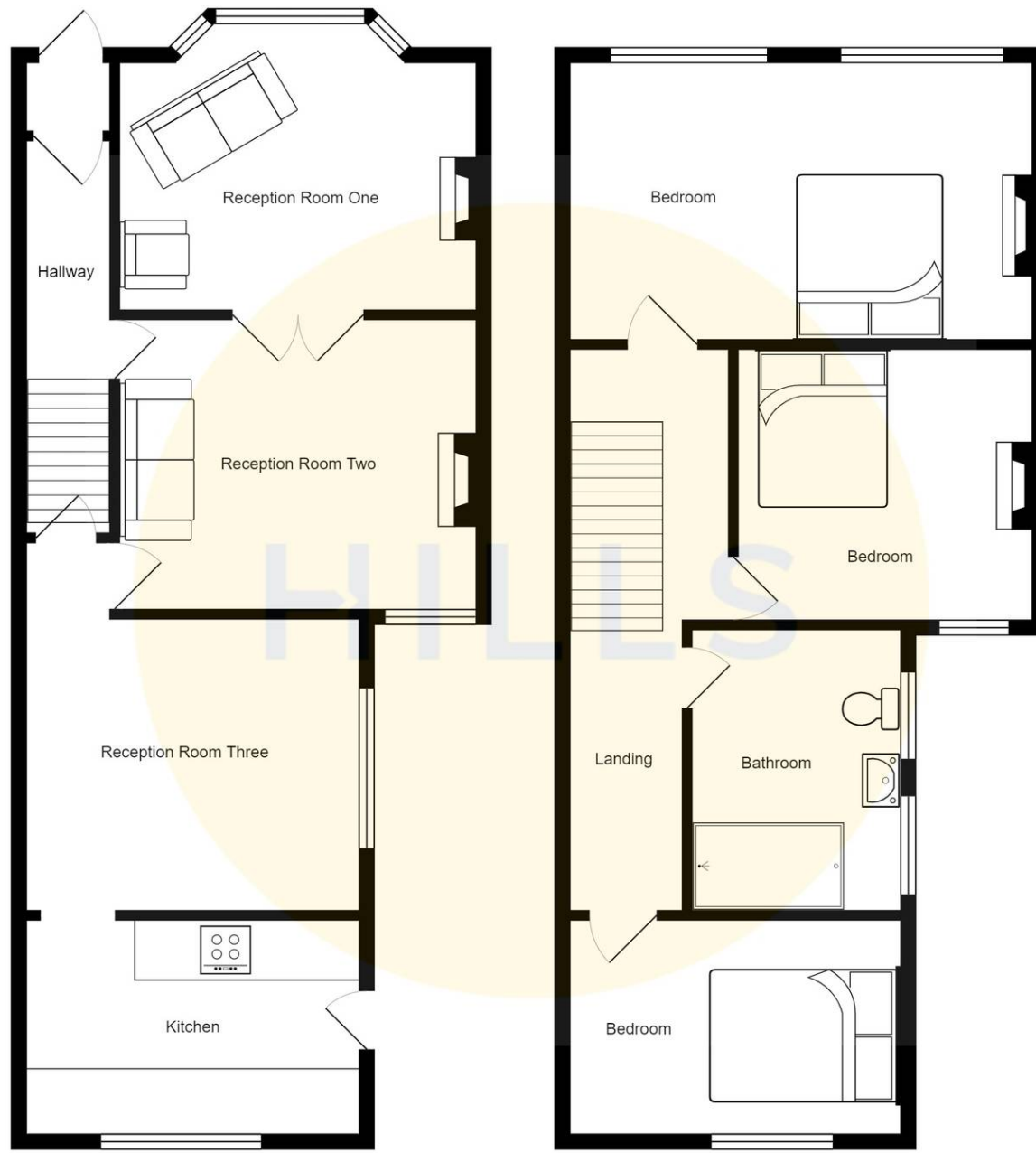
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