

## 6 Bransdale Close, Bolton

£280,000 Freehold

Three bedroom detached property • High gloss white kitchen with integrated appliances • Downstairs W.C. • Fitted wardrobes in the two double bedrooms • Conservatory • Separate detached garage with roller shutter • Modern bathroom suite • Resin driveway for two vehicles • Potential to extend STPP • Pergola in the rear garden







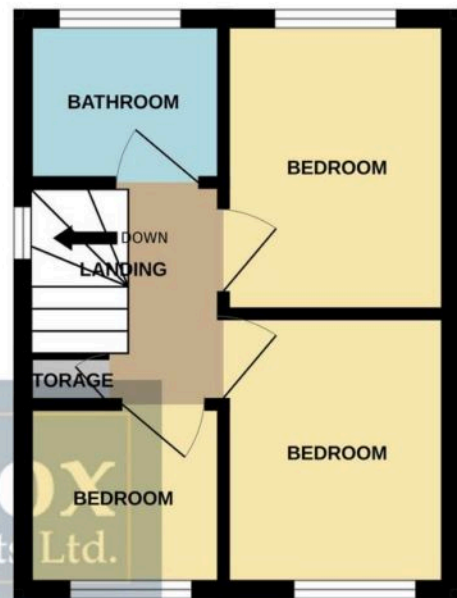
Nestled in a sought-after location, this expansive three-bedroom detached house exudes contemporary elegance and charm. The property boasts a high gloss white kitchen with integrated appliances, perfect for culinary enthusiasts. Enjoy the convenience of a downstairs W.C., while the two double bedrooms feature fitted wardrobes for ample storage. Embrace relaxation in the cosy conservatory. Additional features include a modern bathroom suite, a separate detached garage with a roller shutter, and a resin driveway accommodating two vehicles. With potential for extension (subject to planning permission), this residence offers endless possibilities.

Step outside to discover a tranquil retreat, complete with a pergola in the rear garden, ideal for al fresco dining or simply unwinding in the fresh air.

GROUND FLOOR

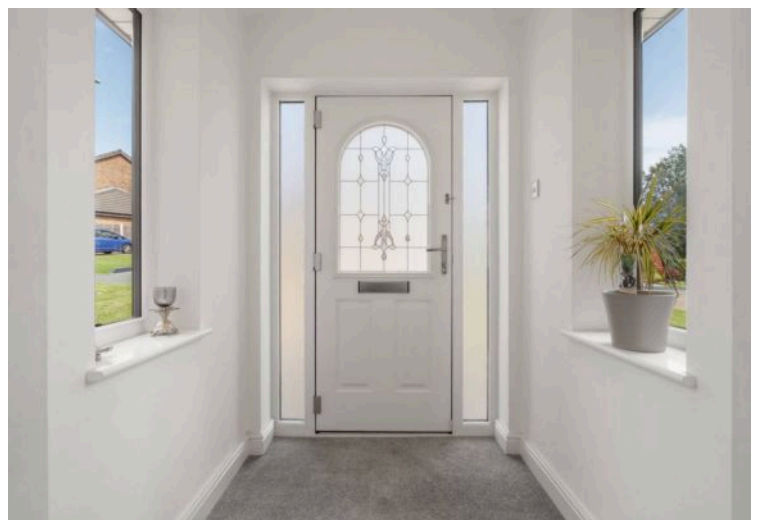
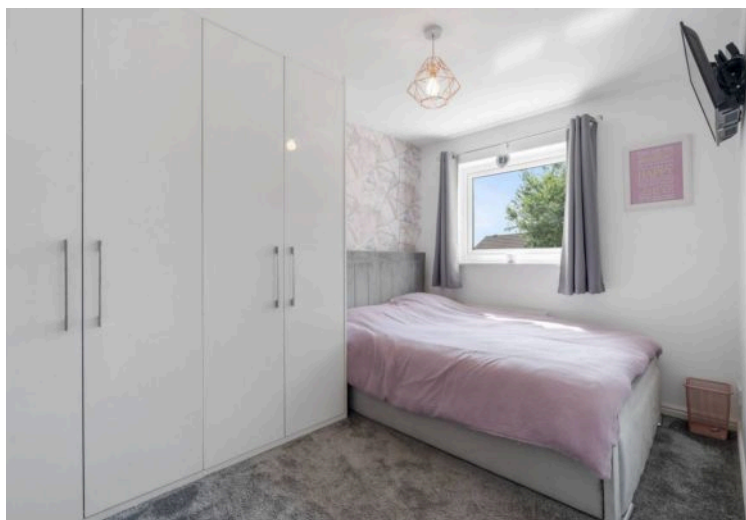


1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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The outside space is equally impressive, with access to a garage featuring an roller shutter, providing both convenience and security. Enjoy seamless transitions with side access to the front of the property, leading to an immediate flagged patio - perfect for hosting gatherings or enjoying morning coffee. The verdant surroundings feature artificial grass, offering a low-maintenance yet lush setting for outdoor activities. Meander to the back to find a charming pergola, adding a touch of character to the space. The fence panel surround ensures privacy and tranquillity. A resin driveway completes the outdoor ensemble, emphasising both practicality and aesthetic appeal, providing a smooth arrival and departure experience. In summary, this property seamlessly blends modern amenities with serene outdoor spaces, offering a truly exceptional living experience.