



# RESIDE

BOLTON



Plot 95 Cynefin  
Horwich, Bolton, BL6 5PZ

**Asking Price £248,000**





**Plot 95 Cynefin**  
Horwich, Bolton, BL6 5PZ

**20% DISCOUNT**  
What is discounted market? If you live or work in Greater Manchester, you could buy this beautiful eight80 home with discounted market for just £248,000 – that's 20% off the market price. You just need to be qualified and it's yours.

At 880 square feet, this charming three-bedroom home is perfectly designed for efficient and comfortable living. The cleverly combined downstairs toilet and utility room, 'lootility', maximize space and practicality, making daily routines effortless.

The home features three well-proportioned bedrooms, providing the perfect setup for a growing family or anyone looking for extra space for guests or a home office. A main family bathroom upstairs ensures convenience for everyone. Thoughtfully designed with a modern layout, this home is ideal for those seeking a cozy yet functional space to call their own.

Please note: Some images shown are of a show home and are for illustrative purposes only.

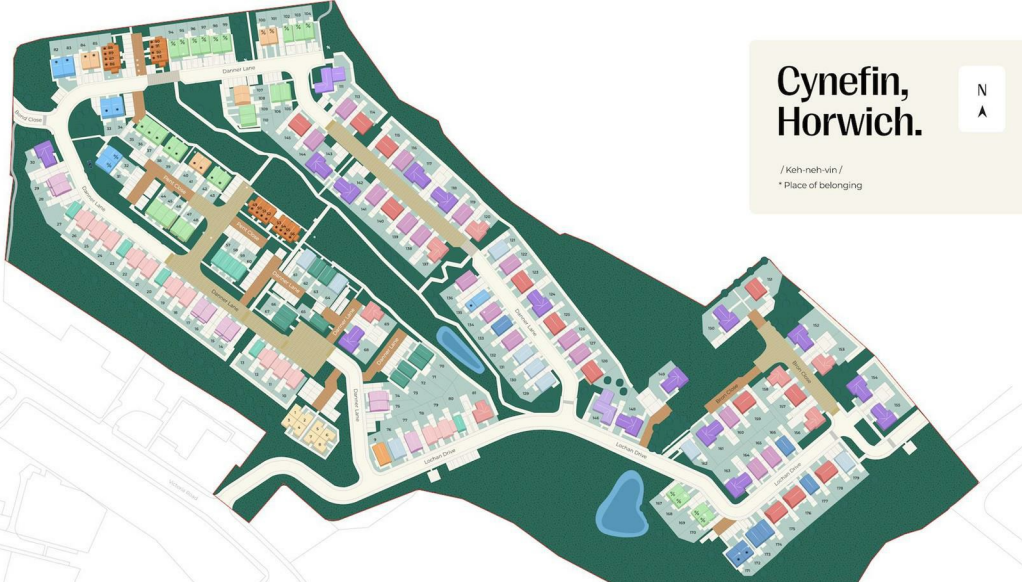
**Cynefin**  
Situating in the heart of Horwich, Cynefin offers an exceptional collection of new build homes surrounded by the stunning scenery of the West Pennine Moors. Combining the charm of countryside living with the convenience of nearby towns and cities, Cynefin is perfectly placed for those seeking a balanced lifestyle.

Each thoughtfully designed home features flexible living spaces and generous gardens, ideal for modern family life, entertaining, or simply unwinding. Discover the perfect blend of comfort, style, and location at Cynefin – a place you'll be proud to call home.



# Cynefin, Horwich.

/ Keh-neh-vin /  
\* Place of belonging



## 2 bedrooms

Five44 / Six3  
Seven00  
Seven75  
Ten45

## 3 bedrooms

Eight80  
Ten47  
Eleven59

## 4 bedrooms

Eleven64  
Eleven90  
Thirteen00  
Thirteen54  
Thirteen85  
Sixteen20

Seventeen60  
Eighteen35

## 5 bedrooms

TwentyOne05

## 6 bedrooms

TwentyTwo05

## Planning requirement

\* Affordable rent  
% Discounted market sale

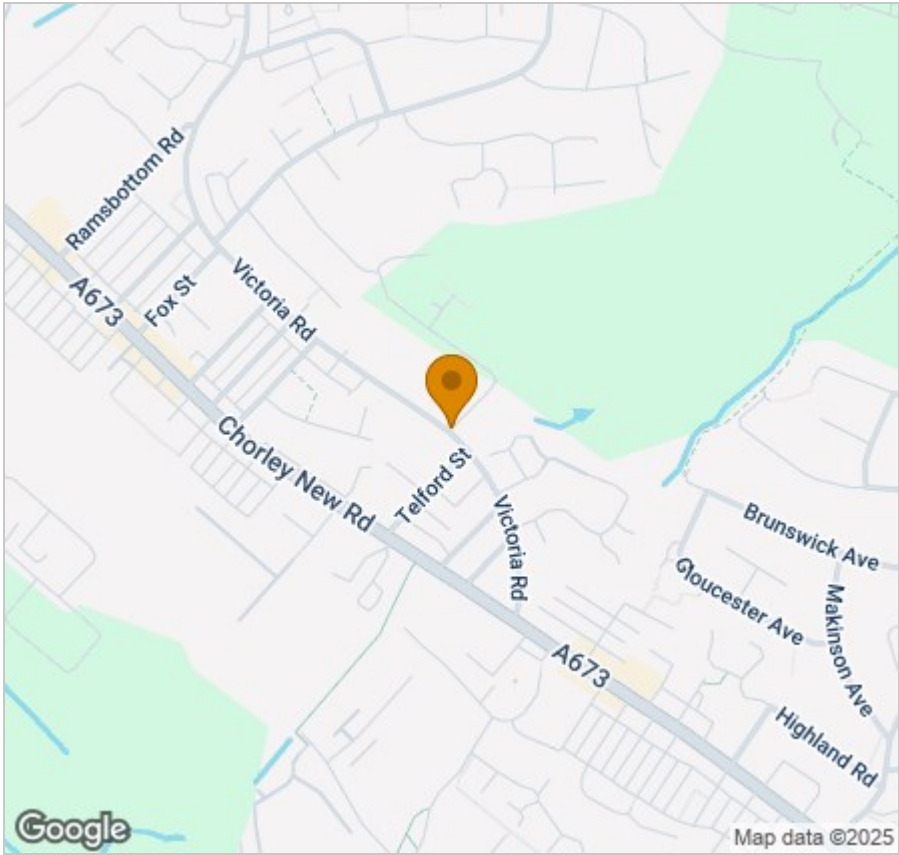
- Save 20% with the Discounted Market Scheme
- Stylish three-bedroom home
- Modern kitchen and dining area
- Contemporary family bathroom with quality finish
- Unique “lootility” room combining toilet and utility
- EPC Rating TBC
- Fantastic location in Horwich, close to local amenities
- Landscaped front garden & turf to rear



Floor Plan



Area Map



Viewing

Please contact our Reside Bolton Office on 0161 808 0408 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

