



6 Thomas Street, Lees, Oldham, OL4 5BU

£159,950

STONE TERRACE | IDEAL FIRST PURCHASE | TWO BEDROOMS | VERY WELL PRESENTED | VIEWING ADVISED |
The house on Thomas Street comprises, vestibule, lounge, kitchen diner, two bedrooms, bathroom & WC and landing. The outside reveals a forecourt, sitting out area off the back door and access across the garden at the rear. Located close to the Village centre which provides a range of local shops, bars and restaurants.

ACCOMMODATION

GROUND FLOOR

VESTIBULE

LOUNGE

14'6" x 13'6" (4.43 x 4.14)



KITCHEN DINER

14'6" x 10'0" (4.43 x 3.07)



Single drainer, one and a half bowl, stainless steel, sink unit. Electric hob, oven, grill and extractor. A range of wall and base units with worktops and splash back tiling.

FIRST FLOOR

BEDROOM ONE

14'6" x 13'8" (4.43 x 4.18)



To the front.

BEDROOM TWO

7'7" 10'0" (2.32 3.06)



To rear.

BATHROOM & WC

5'4" 5'7" (1.64 1.72)



Three piece white suite, shower over the bath and shower screen, fully tiled walls.

LANDING

EXTERNALLY



Forecourt, sitting out area off the back door and access over the rear garden which is owned by number 8.

SERVICES -

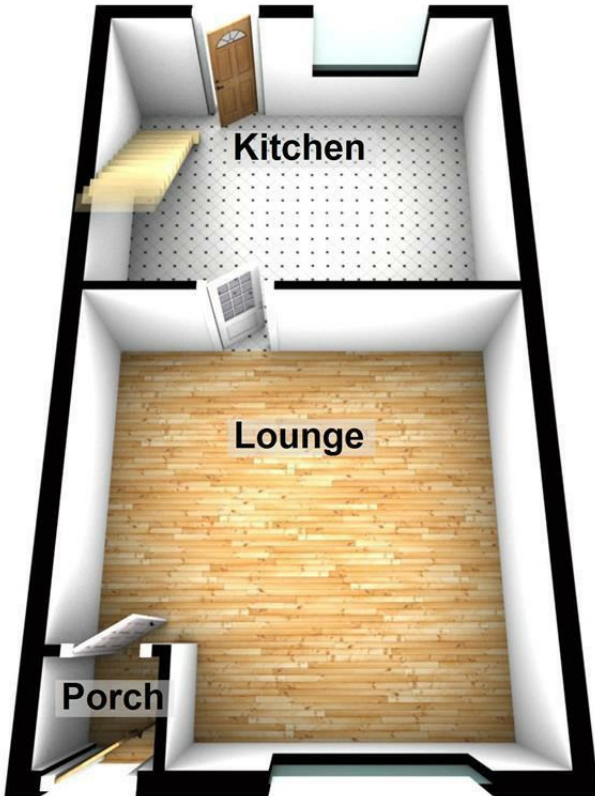
All main services are installed.

DISCLAIMER -

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Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	80
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	