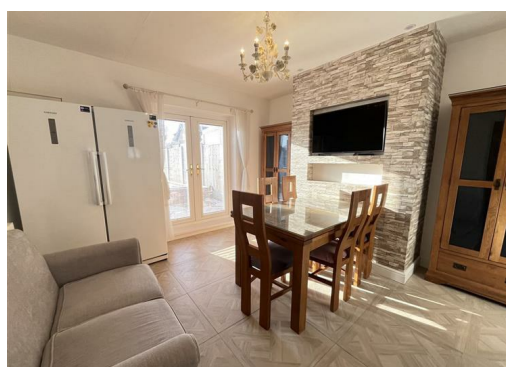




Atherton Road, Hindley Green, WN2 4TB

£209,995

EXCELLENT VALUE FOR MONEY!!! We are delighted to be able to present to you this stunning 3 bedroom semi-detached house, situated in Hindley Green.



898 Atherton Road, Hindley Green, WN2 4TB

Property Perspective are delighted to be able to present to you this beautifully presented and maintained 3 bedroom semi-detached house, situated in Hindley Green. Benefiting from modern sophisticated decor throughout, landscaped rear garden and workshop.

The living accommodation briefly comprises of; lounge, dining room and kitchen. To the first floor 3 bedrooms and family bathroom

The property is located within a sought-after catchment area for local schooling at both Primary and Secondary levels, with schools boasting a 'GOOD to OUTSTANDING' OFSTED ratings. The area is also ideally located for local amenities/shops and travel links.

Leasehold - TBC
Ground rent - TBC
Council tax band - C

GROUND FLOOR

Lounge 11'11" x 13'8" (3.65 x 4.19m)

Amtico flooring with bay fronted window and blind

Kitchen 9'2" x 9'8" (2.81 x 2.96)

High gloss tile flooring with access to the rear, under-stair storage cupboard and blind. A range of fitted kitchen units, worktops and integrated kitchen appliances, including oven, hob, hood, dishwasher and washing machine

Dining room 11'11" x 12'11" (3.64 x 3.94)

Amtico flooring with patio doors leading to the rear garden and blind

Bedroom 10'2" x 12'11" (3.11 x 3.94m)

Carpet flooring with window to the rear elevation, blind and fitted wardrobes

Bedroom 11'6" x 11'10" (3.51 x 3.63m)

Carpet flooring with window to the front elevation, curtains and blind

Bedroom 8'2" x 6'3" (2.51 x 1.91)

High quality wood effect laminate flooring with window to the front elevation, curtains and blind

Bathroom

High quality vinyl flooring with 3 piece bathroom suite in white, shower over bath with glass splash-back screen, heated towel rail, partially tiled decor and heated towel rail

Spacious and well presented rear garden with laid to lawn and patio area. Large workshop in the rear garden (previously tandem garage) with driveway to the front of the property for 2/3 vehicles.





