



Goyt Valley Road, Bredbury. SK6 2LQ

This well presented three bedroom family home is set within a popular residential area and offers 'ready to move into' accommodation that is sure to interest first time buyers or those seeking a good-value family home. With gas central heating and uPVC double glazing the property includes an entrance hall, lounge, modern fitted dining kitchen, three good sized bedrooms and modern wet room. Outside there is a wide driveway to the front whilst to the rear there is an attractive, garden plus a large shed.

Tenure: Freehold. Council Tax Band: A. EPC rating: TBC.

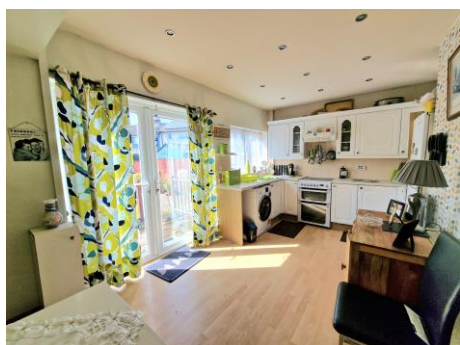
Asking Price £230,000



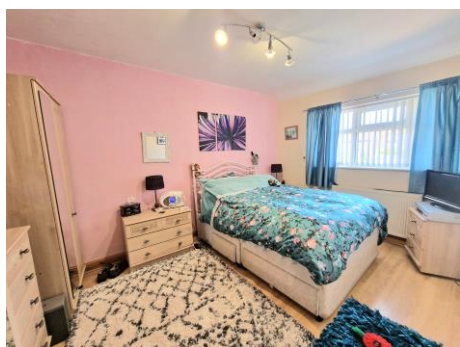
11' 9" x 11' 9" (3.58m x 3.58m)



16' 5" x 8' 9" (5.00m x 2.66m)



13' 6" x 12' 1" (4.11m x 3.68m)



12' 0" x 9' 2" (3.65m x 2.79m)



8' 10" x 8' 8" (2.69m x 2.64m)



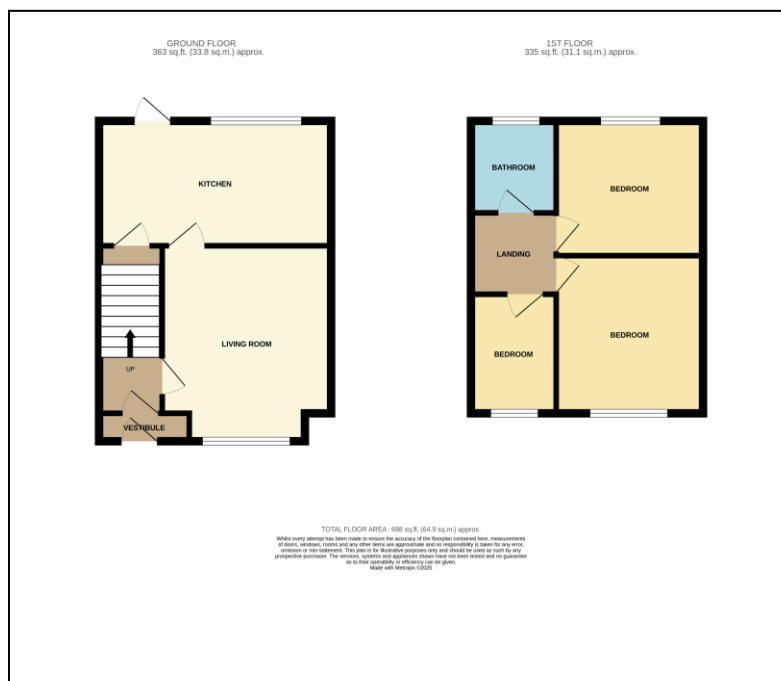
6' 0" x 5' 4" (1.83m x 1.62m)



A photograph of a rear garden. In the foreground, there is a wooden fence and a paved patio area with a glass-topped table and chairs. To the left, a closed patio umbrella stands. The garden is divided into a lawn area and a gravel area. A wooden fence runs along the back and sides. In the background, there are houses and a clothesline with laundry hanging on it.



Appointment is strictly by appointment with Thomas Lardner Romiley Office - telephone number 0161 494 5136.



Thomas Lardner Estate Agents, which is a trading name of Stockport Residential Ltd, for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) all measurements are approximate and any plans provided are not to scale; (2) the particulars are set out as a general outline only for the guidance of intending purchasers or lessors, and do not constitute, nor constitute part of, an offer or contract; (3) we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for purpose; (4) solicitors should confirm moveable items described in these particulars are, in fact, included in the sale since circumstances change during marketing or negotiations.

T709 Printed by Ravensworth 01670 713330