



Oakfield, Sale, Trafford, M33

Offers Over: £585,000

Freehold

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**** Offered with NO ONWARD CHAIN **** An amazing opportunity to purchase a **THREE BEDROOM** detached home offering the perfect opportunity for a buyer to put their own stamp on their new home.

Located in the heart of Sale on the sought after Oakfield, this property really does scream 'Location Location Location'. Within walking distance to Sale Town Centre and its abundance of amenities as well as being zoned for Trafford's most popular schools and within easy reach of fantastic transport links including the Metrolink. A true example of a fantastic family home,

You approach this wonderful home via a block paved driveway providing ample off road parking for several vehicles. As you enter the property you are greeted by a spacious entrance hall with original panelling and spindle staircase leading to the first floor. To the front of the ground floor there is a bay fronted dining room, to the rear there is a fabulous size extended living room with patio doors leading to the conservatory, there is a feature fire surround with picture window to one side. The kitchen is fitted with a modern range of base and eye level units with roll top work surfaces over and integral appliances including dishwasher, fridge freezer, double oven. There is a conservatory with two sets of patio doors leading to the rear garden. There is the added benefit of a downstairs WC.

The first floor is home to **THREE** bedrooms, the main bedroom is located to the front of the property. Bedroom Two is to the rear and a really good size double bedroom and overlooks the rear garden. Bedroom Three is a good size single bedroom. The family bathroom is fitted with a five piece suite. There is also a loft room which is fully boarded, with Velux window and eaves storage.

Externally to the rear there is a good size private enclosed garden with block paved patio area, the majority is laid to lawn with mature shrubs and trees. There is raised decking to the rear of the garden making a great space to relax in the evening. There is also a detached garage.

- Freehold
- Council Tax Band E
- EPC Grade TBC







The Property Man

102A School Road
Sale
Cheshire
M33 7XB

T: 01615198855

E: sales@thepropertyman.co.uk

www.thepropertyman.co.uk

The Property Man

Registered Office Address: 7 St. Petersgate, Stockport, England, SK1 1EB Company Reg No: 09023087

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.