



Park Street, Swinton, Salford, M27

Offers Over: £235,000

Freehold

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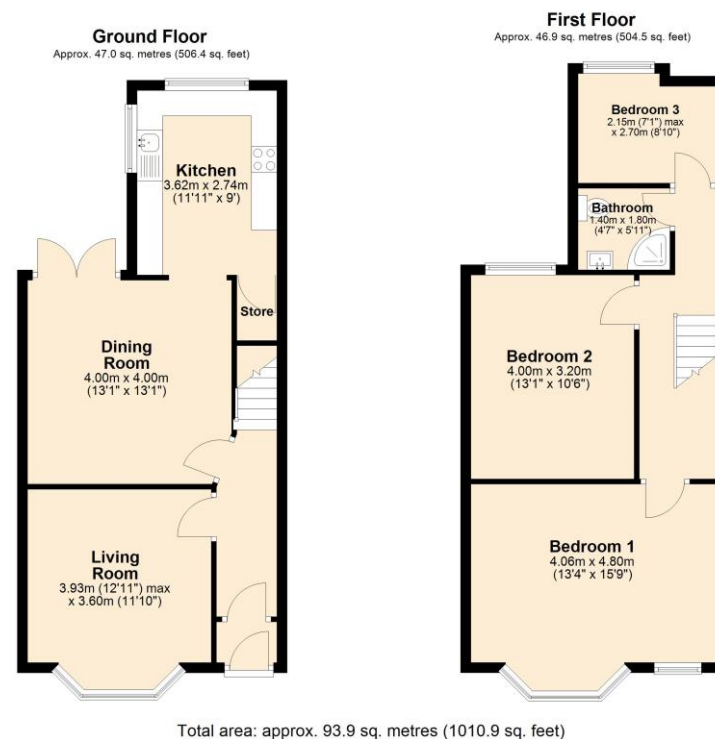
Welcome to this beautifully presented three-bedroom period terrace home on the highly sought-after Park Street, Swinton. Blending timeless character with modern style, this charming property offers a wealth of original features and is the perfect purchase for first-time buyers and professionals alike.

As you enter the property, you are greeted by a spacious entrance hall with original wood flooring and decorative feature corbels, setting the tone for the elegance found throughout. To the front, the stunning living room boasts a large bay window that floods the space with natural light, complemented by wood flooring, elegant coving, and bespoke fitted shelving and storage on either side of the chimney breast.

To the rear of the property, the dining room offers an inviting space for entertaining, featuring patio doors that open to the rear courtyard, allowing natural light to pour in. The dining area flows seamlessly into the kitchen, which is fitted with a modern range of base and eye-level units, providing ample storage and workspace. With two windows, the kitchen feels bright and airy, and there is space for essential appliances to complete this stylish yet functional space.

Upstairs, the property offers three bedrooms, two generous doubles and a single, ideal for a home office, nursery, or guest room. The family bathroom is beautifully fitted with a contemporary walk-in shower, WC, and wash hand basin.

Externally, the rear courtyard is paved for easy maintenance and features a raised decked area, perfect for relaxing or entertaining in the warmer months.



- Freehold
- EPC Grade D
- Council Tax Band A





Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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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.