



Hare Hill Road, Littleborough, OL15 9HE

STONE BUILT TERRACED PROPERTY | THREE BEDROOMS | TWO RECEPTION ROOMS | REQUIRING UPGRADE THROUGHOUT

CENTRAL LITTLEBOROUGH LOCATION | NO ONWARD CHAIN | EPC RATING TBC |

Located in the heart of Littleborough within walking distance of local schools, shops and train station providing direct access to both Manchester and Leeds city centres offers this three bedroom, stone built terraced property. Requiring upgrade throughout, this property comprises of an entrance hall, spacious lounge with arch way leading to the dining room and a fitted kitchen to the ground floor. The first floor offers three bedrooms, two of which are double and a fitted bathroom suite. This property is offered with no onward chain and viewings are strictly by appointment only.

Asking Price: £134,950

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GROUND FLOOR

ENTRANCE HALL

with stairs accessing the first floor.

LOUNGE

3.85m (12' 8") x 3.59m (11' 9")

with feature fireplace, radiator and double glazed window to front aspect. Archway leading to the dining room.

DINING ROOM

4.53m (14' 10") x 3.88m (12' 9")

a second reception room located to the rear of the property with a feature fireplace, radiator and double glazed window to the rear aspect.

KITCHEN

2.73m (8' 11") x 2.15m (7' 1")

a fitted kitchen comprising of a range of wall and base units, stainless steel sink, space for a free standing cooker, plumbing for a washing machine and a wall mounted combi boiler.

FIRST FLOOR

LANDING

4.53m (14' 10") x 1.53m (5' 0")

with access to all the first floor rooms.

BEDROOM 1

4.53m (14' 10") x 3.14m (10' 4")

a large double bedroom located to the rear of the property with a radiator and double glazed window to the rear aspect.

BEDROOM 2

3.85m (12' 8") x 3.14m (10' 4")

a further double bedroom located to the front of the property with radiator and double glazed window to the front aspect.

BEDROOM 3

2.89m (9' 6") x 1.53m (5' 0")

a single bedroom located to the front of the property with radiator and double glazed window.

BATHROOM

2.72m (8' 11") x 2.16m (7' 1")

comprising of a panelled bath, wash hand basin, low level WC and radiator.

EXTERNAL

to the rear offers a small yard.

THINKING OF SELLING?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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