

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Victoria Street

Bardsley, Oldham, OL8 3JP

Price £195,000



- WELL PRESENTED & MAINTAINED
- 2 BEDROOMS
- UPVC DOUBLE GLAZING
- DRIVEWAY

- SEMI-DETACHED
- GAS CENTRAL HEATING
- ENCLOSED REAR GARDEN
- EPC RATING C

Tel: 0161 669 4833

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Located on Victoria Street in the charming area of Bardsley, Oldham, this delightful semi-detached house presents an excellent opportunity for those seeking a comfortable and well-maintained home. With two inviting bedrooms and a well-appointed bathroom, this property is perfect for small families or couples looking for a peaceful retreat.

Upon entering, you will find a spacious reception room that offers a warm and welcoming atmosphere, ideal for both relaxation and entertaining. The house is equipped with gas central heating and UPVC double glazing, ensuring a cosy environment throughout the year while also promoting energy efficiency.

The property boasts a driveway that accommodates two vehicles, providing convenient off-road parking. To the rear, you will discover a good-sized enclosed garden, perfect for outdoor activities, gardening, or simply enjoying the fresh air. The garden offers a private space for relaxation and play, making it an ideal setting for family gatherings or quiet evenings.

One of the standout features of this home is its proximity to the local countryside, allowing residents to enjoy the beauty of nature right on their doorstep. The property is ready to move into, making it an attractive option for those eager to settle in without the hassle of extensive renovations.

In summary, this semi-detached house on Victoria Street is a well-presented and inviting home that combines comfort, convenience, and a touch of nature, making it a wonderful choice for anyone looking to establish roots in Bardsley, Oldham.

### Entrance Hallway

Upvc entrance door, radiator, stairs leading to first floor landing.

### Lounge

16'8" x 12'9" (5.1m x 3.9m)

Upvc double glazed window, radiator.

### kitchen Diner

12'9" x 9'6" (3.9m x 2.9m)

Fitted wall and base units with work surfaces and splashback. Upvc double glazed windows, Upvc door to rear.

### Bedroom 1

16'8" x 12'9" (5.1m x 3.9m)

Upvc double glazed window, radiator.

### Bedroom 2

9'6" x 6'10" (2.9m x 2.1m)

Upvc double glazed window, radiator.

### Bathroom

3 piece suite comprising bath with shower over, pedestal wash hand basin, low level wc. Upvc double glazed window, radiator.

### Externally

Driveway and garden to the front with enclosed garden to the rear.

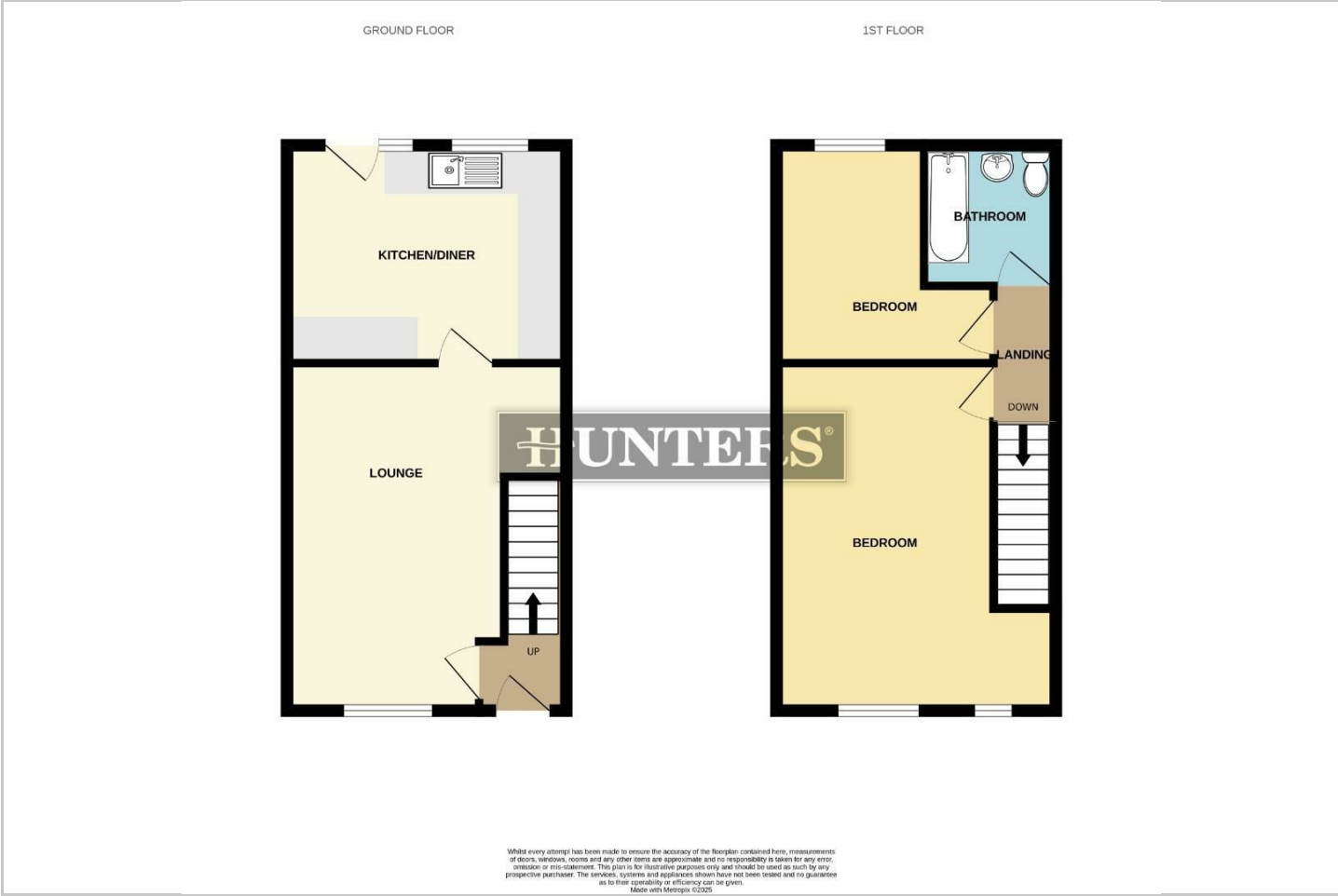
### Material Information - Oldham

Tenure Type; Freehold

Council Tax Banding; B



Floorplan



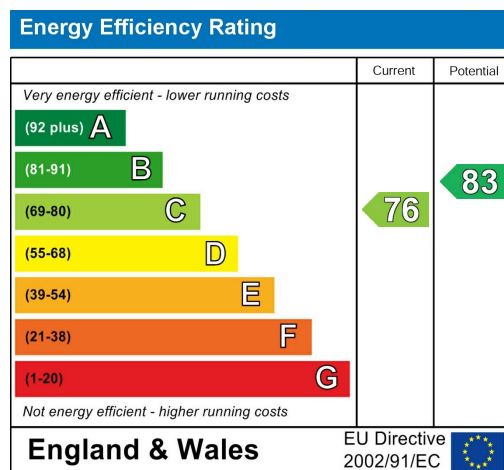








## Energy Efficiency Graph

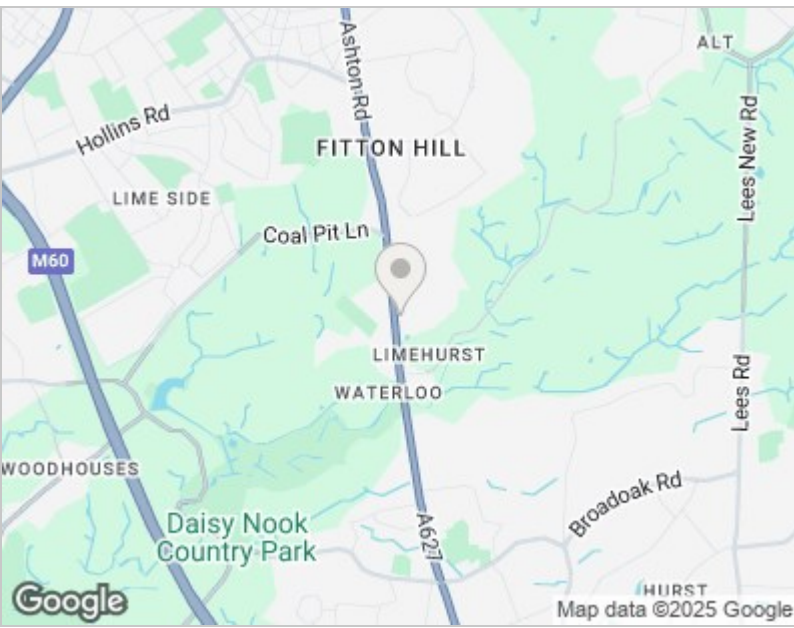


## Viewing

Please contact our Hunters Oldham Office on 0161 669 4833 if you wish to arrange a viewing appointment for this property or require further information.



Road Map



Hybrid Map







These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. 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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