



Carrbrook Drive, Royton

£349,950

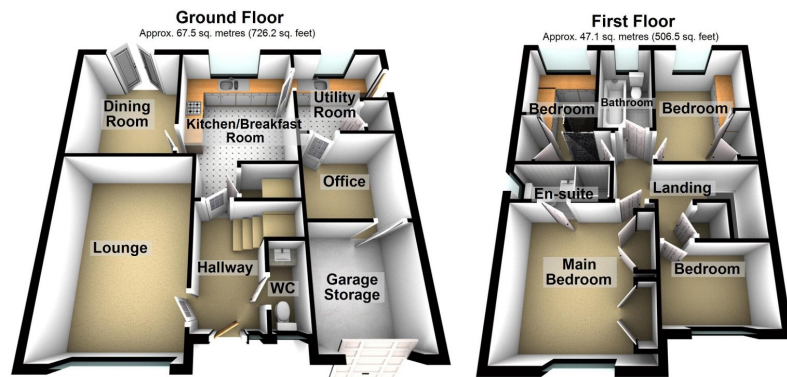
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- No Chain
- Four Bedrooms
- Private Rear Garden
- Lovely Location
- Detached Family Home
- Two Bathrooms
- Driveway Parking
- EPC rating C



NO CHAIN. Offered for sale is this well appointed four bedroom detached family home located in this popular spot. Accommodation comprising: Entrance hallway, lounge, dining room, large kitchen, utility room, office and a cloakroom/W.C. To the first floor there are four bedrooms with En-suite to master and a family bathroom. Externally there is a good size south facing rear garden with plenty of scope for extension. Garage storage space and driveway parking to the front. Call us today to arrange a viewing.



Total area: approx. 114.5 sq. metres (1232.7 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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