



## 2 Coverdale Avenue, Royton

£279,950

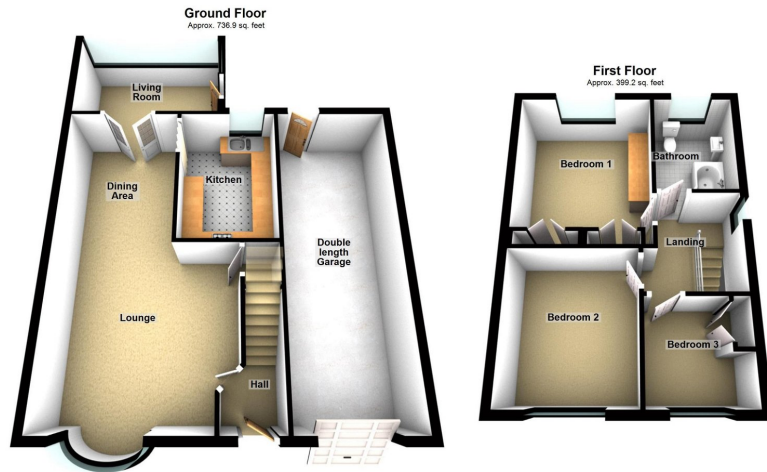
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- Three Bedroom End Town House
- Large Lounge/Dining Room
- Well Appointed Kitchen
- Double Length Garage
- Lovely Condition Throughout House
- Living Room
- Good Size Garden
- EPC Rating D



Offered for sale in superb condition is this beautifully presented, extended, end town house located on the sought after 'Thorpe' development. Accommodation briefly comprises of : Entrance hallway, lounge/dining room, living room and a kitchen. To the first floor there are three bedrooms and a bathroom. Externally a private rear garden, double length garage and an ample driveway. The property benefits from gas central heating and uPVC double glazing. Call us today to arrange a viewing.



Total area: approx. 1136.0 sq. feet

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>59</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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