



4c Margaret Street, Ashton-under-Lyne

£140,000

3 1 1



- Sitting Tenant
- Investment Opportunity
- Semi-Detached Property
- Three Bedrooms
- Convenient Location
- Rear Garden
- GCH & uPVC Double Glazed
- EPC Rating - C



INVESTMENT OPPORTUNITY

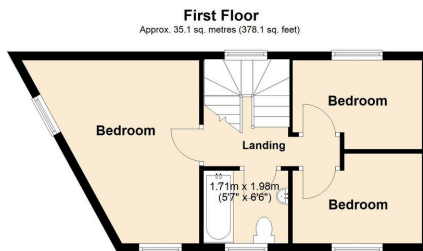
Offered for sale with Sitting Tenant a well presented Three Bedroom Semi-Detached property.

Conveniently located in Ashton-under-Lyne, close to the historic Portland Basin and also ideally situated for local amenities and transport networks.

The accommodation briefly comprises: Entrance Hallway, WC, Lounge and Kitchen/Diner to the Ground Floor and to the the First Floor there are Three Spacious Bedrooms and Family Bathroom.

With GCH & uPVC double Glazing throughout.

Externally there is an enclosed garden area to the rear.



Total area: approx. 70.1 sq. metres (754.5 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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