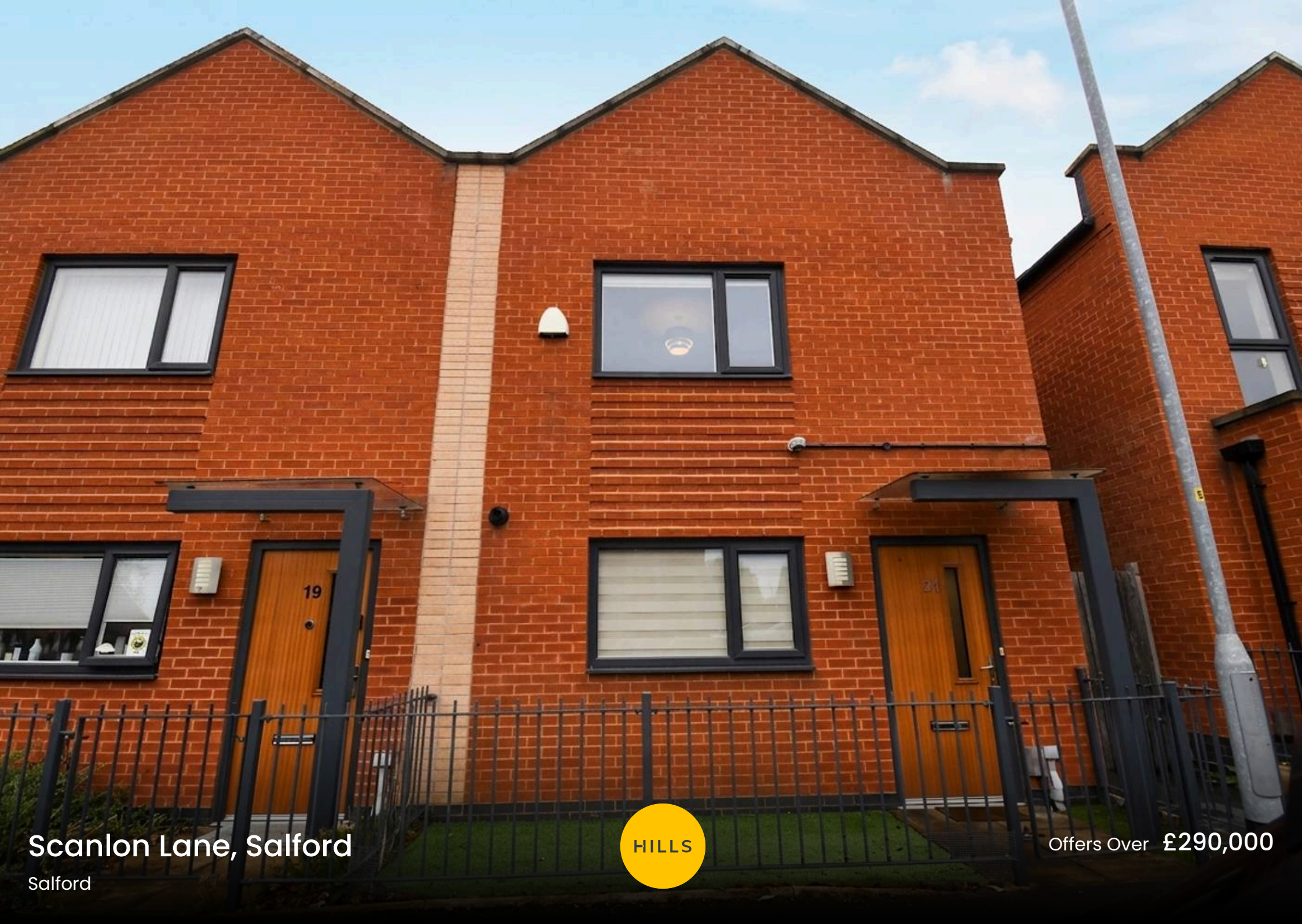




Scanlon Lane, Salford

Salford

HILLS

Offers Over £290,000

Scanlon Lane

Salford

Modern three-bedroom terraced home near Media City and Manchester, with off-road parking, open plan kitchen, spacious lounge, fitted wardrobes, and no onward chain. Ideal for families or first-time buyers.

Council Tax band: B

Tenure: Leasehold

- Modern New Build Property Offered to the Market with No Onward Chain
- Spacious Family Lounge with French Doors Opening on to the Rear Garden
- Open Plan Modern Fitted Kitchen and Dining Space with Integrated Dishwasher
- Three Generously Sized Bedrooms, Master complete with Fitted Wardrobes
- Family Bathroom and Guest W.C.
- Low Maintenance Gardens to the Front and Rear
- Off Road Parking for Multiple Cars to the Front
- Ideally Located Close to Media City and Manchester City Centre
- Perfect First Time Buy or Family Home



HILLS



Entrance Hallway

Lounge

15' 1" x 11' 2" (4.60m x 3.40m)

Kitchen / Diner

11' 10" x 10' 10" (3.60m x 3.30m)

Downstairs W.C.

6' 11" x 4' 7" (2.10m x 1.40m)

Landing

Bedroom One

15' 1" x 8' 10" (4.60m x 2.70m)

Bedroom Two

10' 10" x 8' 10" (3.30m x 2.70m)

Bedroom Three

7' 3" x 5' 11" (2.20m x 1.80m)

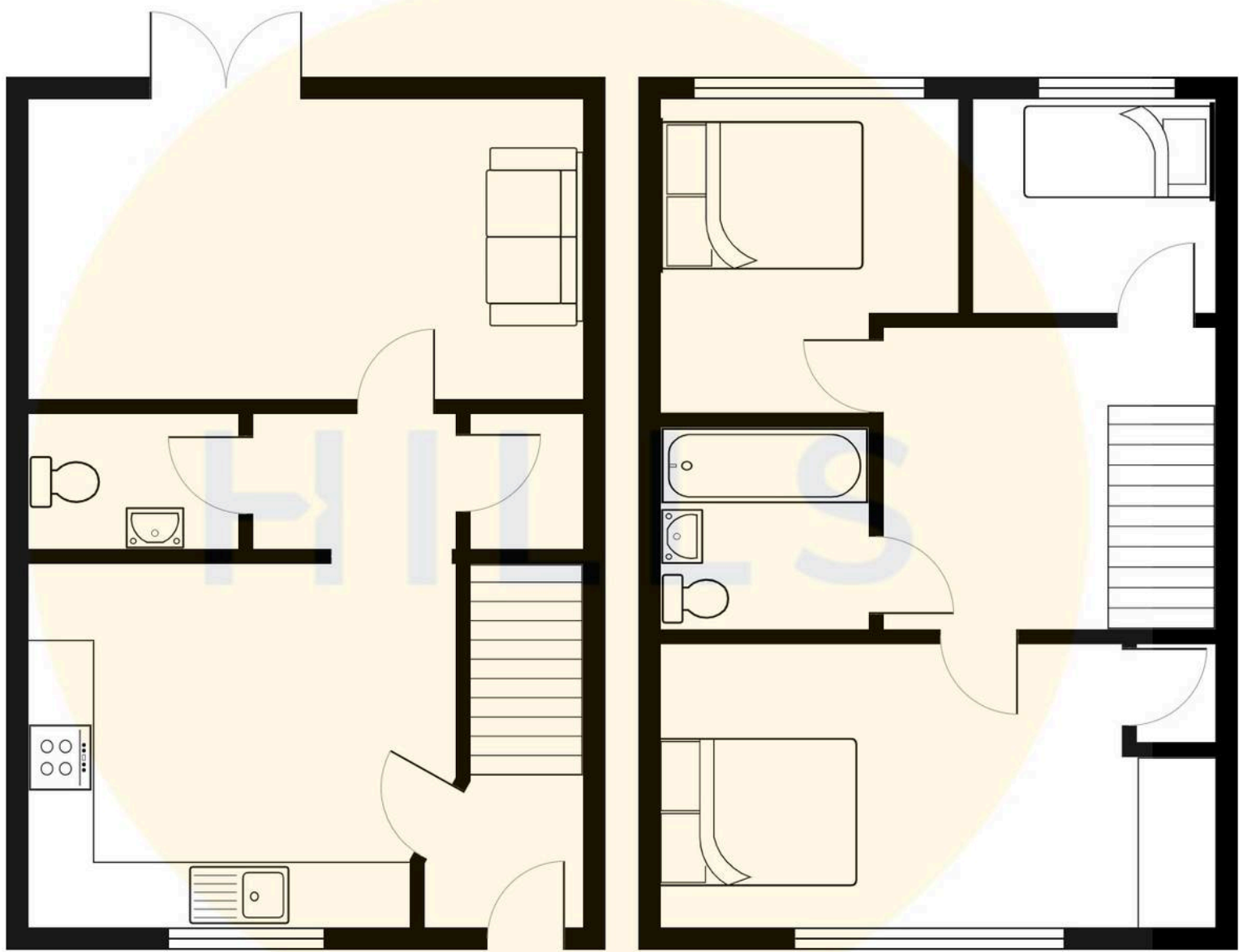
Bathroom

7' 10" x 6' 7" (2.40m x 2.00m)



HILLS







Hills | Salfords Estate Agent

Sentinel House, Albert Street, Eccles, Manchester – M30 0SS

0161 707 4900

sales@hills.agency

www.hills.agency/



By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. A non-refundable fee of £45 + VAT per person will apply, and Coadjute will handle the payment. Once an offer is accepted, Coadjute will send a secure link for you to complete the biometric checks. These checks must be completed before we can send the memorandum of sale to all parties. PLEASE NOTE: The Agent has not tested any equipment, fixtures, fittings or services so cannot verify that they are in working order or fit for the purpose. References to the properties tenure are based on information supplied by the seller. You are advised to check the availability of this property before travelling any distance to view. Every effort has been made to ensure these particulars are correct and not misleading but their accuracy is not guaranteed nor do they form part of any contract.