



 RESIDE

33 Hutchinson Road | Norden | Rochdale OL11 5TX

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Norden | OL11 5TX

Occupying a prime position close to Norden Village, this individually built detached family home offers beautifully presented accommodation with stunning countryside views to the rear. Designed with modern family living in mind, the property combines high-quality finishes with a thoughtful layout.

Upon entering, you are welcomed by a bright and spacious entrance hall, creating an immediate sense of space and style. The ground floor accommodation includes a large lounge, perfect for relaxing evenings, alongside a superb family living kitchen that forms the heart of the home -ideal for both everyday living and entertaining. A separate snug provides a versatile space, while a utility room and downstairs WC add further practicality, in addition to the comfort of underfloor heating throughout the entire ground floor.

To the first floor, the property offers four double bedrooms. Two of the bedrooms benefit from their own en-suite shower rooms, while a contemporary family bathroom serves the remaining bedrooms, all finished to a high standard.

Externally, the home continues to impress. To the front, a triple driveway and integral garage provide ample off-road parking. To the rear, a beautifully landscaped south-facing garden enjoys open countryside views, featuring a sun terrace ideal for outdoor dining and a well-maintained lawn—perfect for families and entertaining alike.

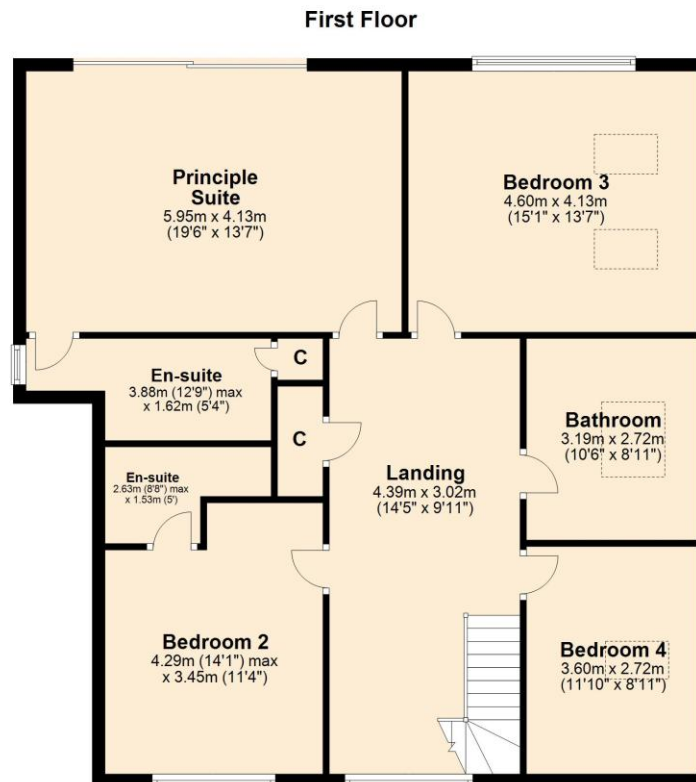
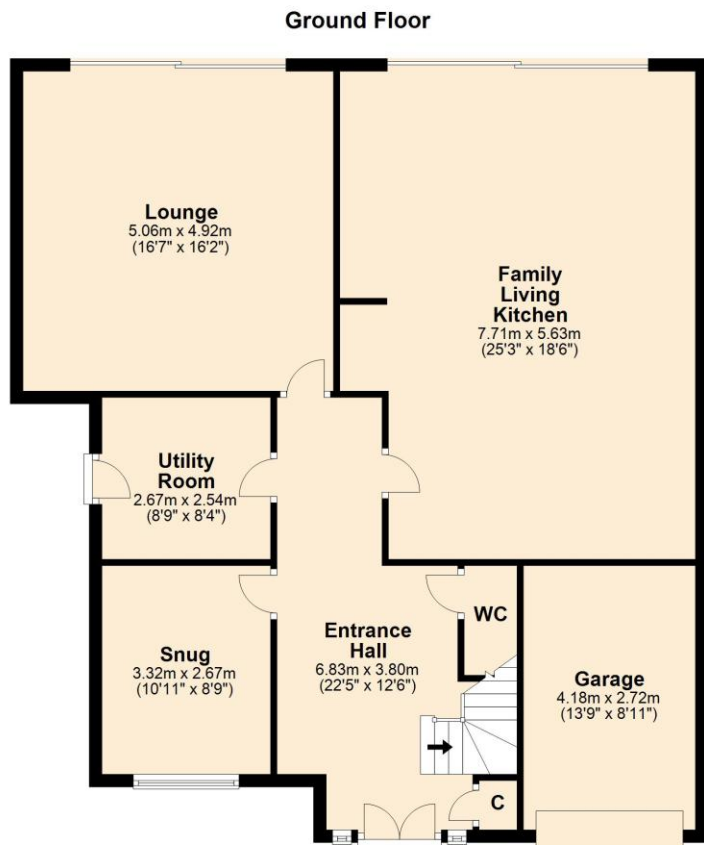
This is a superb opportunity to acquire a stylish and energy-efficient family home in one of the area's most desirable locations, offering the perfect balance of family modern living.





To view this property call Reside on **01706 356633**





4 Smith Street, Rochdale
Lancashire, OL16 1TU

Tel: 01706 356633

Email: enquiries@reside.agency

www.reside.agency

"Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale".