



10 Cloughbank, Radcliffe

Manchester

£349,950





## 10 Cloughbank

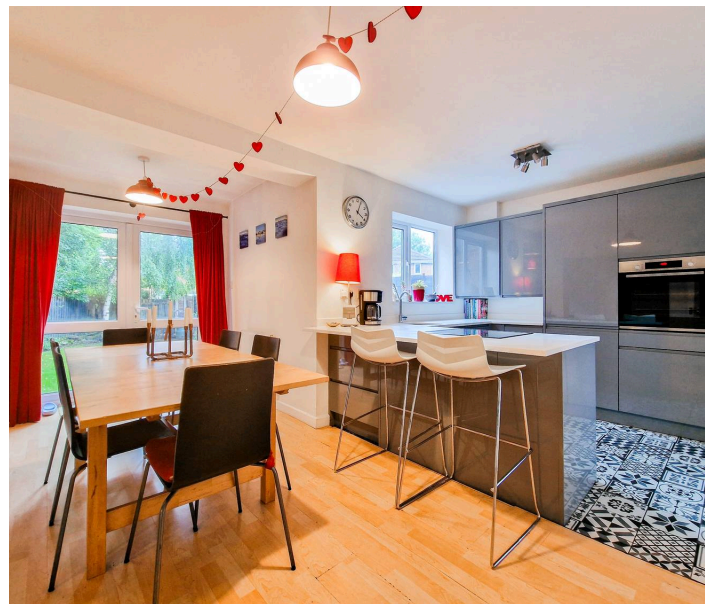
Radcliffe, Manchester

No onward chain. Four bed, three bath semi with open-plan kitchen, two receptions, large garden, driveway, and attic storage. Sought-after Stoneclough location near schools and transport.

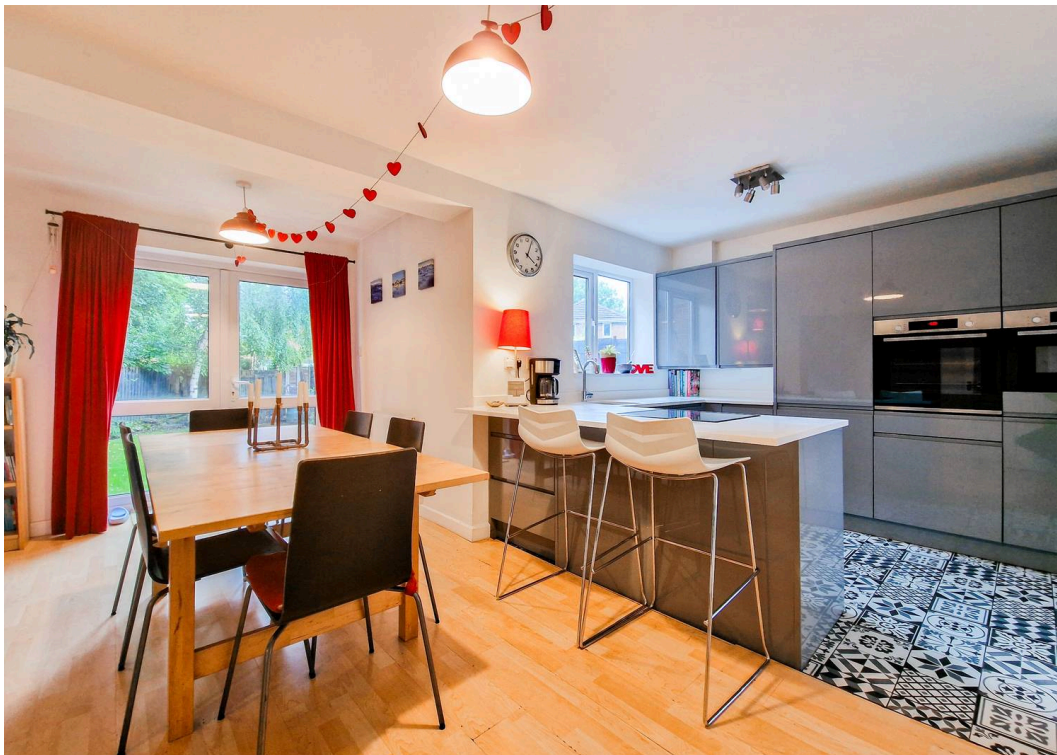
Council Tax band: C

Tenure: Leasehold

- Chain-free family home introducing a 4-bedroom semi-detached in a quiet cul-de-sac, set on a standout plot with a modern, move-ready finish
- Large front lounge and rear open-plan kitchen/diner/family room with French doors opening directly onto the rear garden
- Practical ground floor layout with convenient shower room and a separate utility room ideal for family life
- Generous landing connecting four well-proportioned bedrooms, including a master suite with skylight, walk-in wardrobe and private WC
- Modern family bathroom offering a contemporary finish perfect for growing households
- Sunny rear garden boasting a large lawn, flagged patio and woodland backdrop that enhances privacy and outdoor enjoyment
- Attractive frontage with a sizeable front garden, mature tree-lined cul-de-sac setting and driveway parking for multiple vehicles
- Desirable Stoneclough position placing you close to excellent schools, village amenities, riverside walks and strong commuter links to

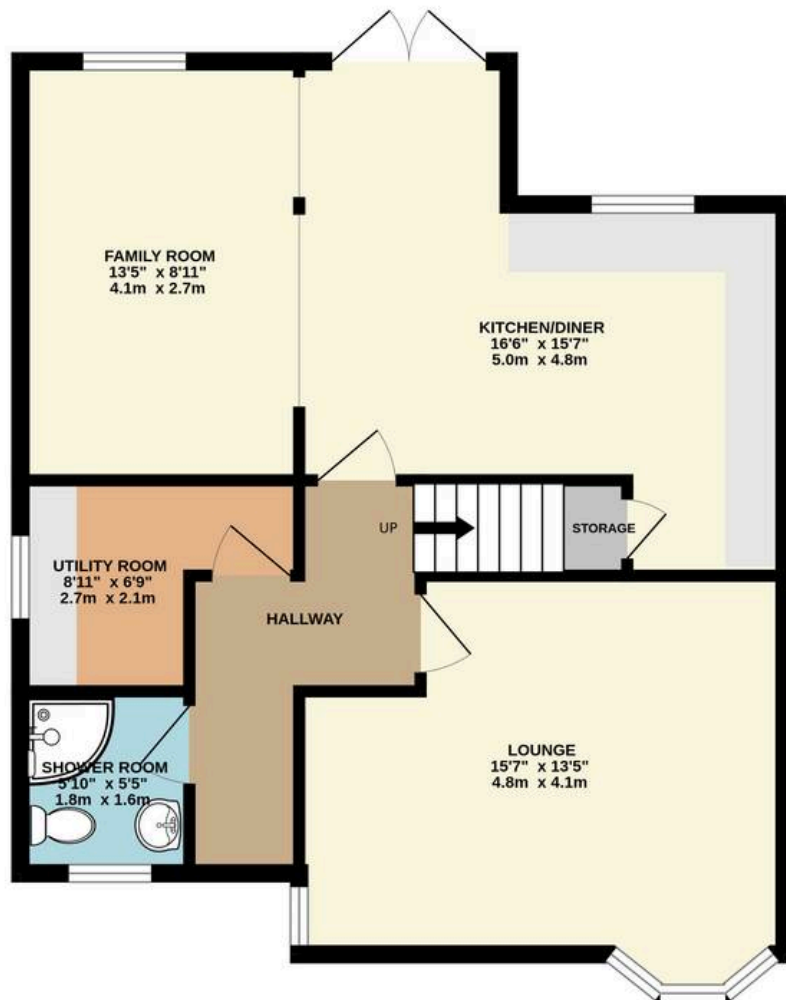




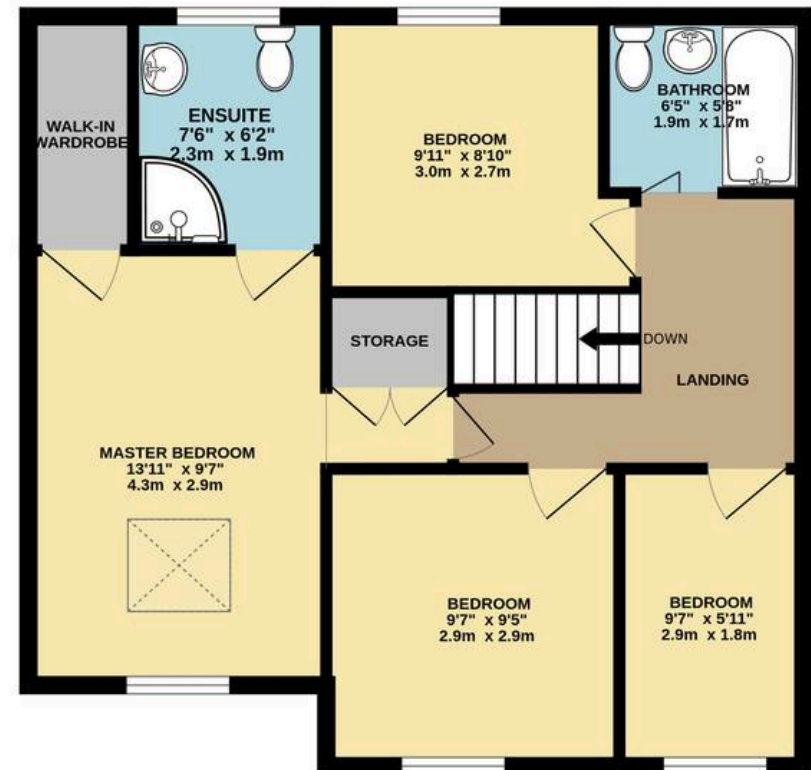




GROUND FLOOR  
642 sq.ft. (59.7 sq.m.) approx.



1ST FLOOR  
573 sq.ft. (53.2 sq.m.) approx.



TOTAL FLOOR AREA : 1215 sq.ft. (112.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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