



61 Breightmet Drive, Bolton

£220,000 Leasehold

Three bedroom semi-detached property • Modern kitchen with integrated double oven and microwave • Modern three piece bathroom suite with power shower over the bath • Solid wood doors throughout • Block paved driveway for three vehicles • Fitted wardrobes in bedroom one and two • Solid oak staircase with glass balustrade • Walking distance to local schools • Walking distance to local amenities • Desirable location

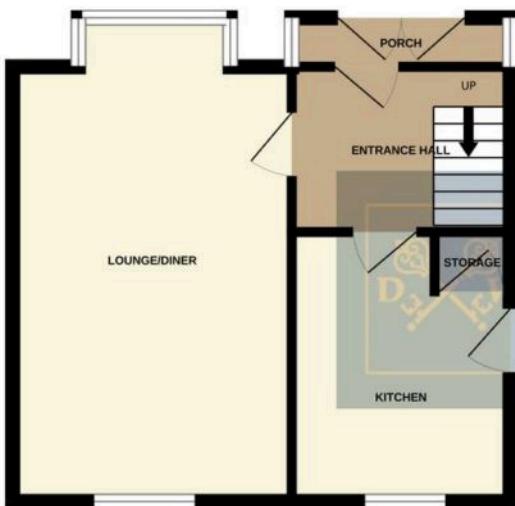




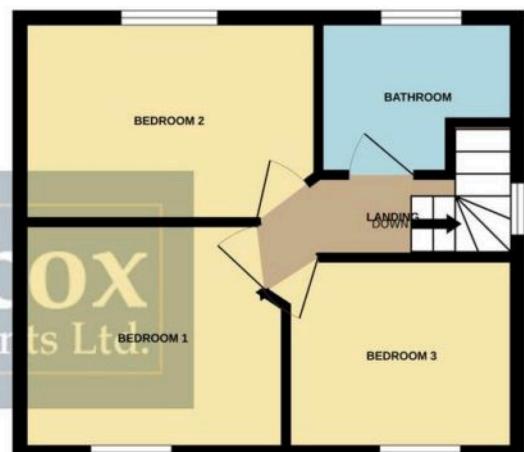
This beautifully presented three bedroom semi-detached house offers an exceptional opportunity to acquire a modern family home in a highly desirable location. The property boasts a thoughtfully designed interior, featuring a welcoming entrance hall and a striking solid oak staircase with a contemporary glass balustrade. The spacious lounge provides a comfortable setting for relaxation, while the modern kitchen is fitted with an integrated double oven and microwave, making it ideal for home cooks and busy families alike.

Solid wood doors throughout the property add a touch of elegance and durability. The three bedrooms are generously proportioned, with bedroom one and two benefitting from fitted wardrobes, offering ample storage space. The modern three piece bathroom suite includes a power shower over the bath, ensuring both style and practicality. This home is within walking distance to local schools and amenities, making it perfectly positioned for families seeking convenience and a vibrant community atmosphere.

GROUND FLOOR



1ST FLOOR



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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The outside space complements the interior with a range of well maintained features. To the front, a block paved driveway provides off road parking for three vehicles and is bordered by a brick wall, offering both security and kerb appeal. There is gated access down the side of the property, which leads to a private rear garden enclosed by a fence panel surround. The rear garden begins with an immediate flagged patio area, ideal for outdoor dining and entertaining. Steps lead up to a raised garden with two separate lawned areas, providing plenty of space for children to play or for keen gardeners to enjoy. Mature bushes, shrubs, and planters add colour and interest throughout the seasons, while a practical shed offers additional storage. An outside hosepipe connection is also in place for convenience. This impressive outdoor space is perfect for families and those who enjoy spending time in the garden, offering a tranquil retreat in a sought after residential setting.