



11 Lincoln Grove, Sale, M33 2JG

Offers Over £550,000

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Jordan fishwick

- No onward chain
- 5 spacious bedrooms
- 2 cosy reception rooms
- Close to Local amenities
- Recently renovated to excellent condition
- 2 modern bathrooms
- Located on the popular Lincoln Grove
- Council Tax Band D and EPC Rating C

Welcome to this beautifully renovated semi-detached house located on the desirable Lincoln Grove in Sale. This impressive property boasts an abundance of space, featuring two generous reception rooms that provide the perfect setting for both relaxation and entertaining. With five well-proportioned bedrooms, there is ample room for a growing family or for those who enjoy having guests.

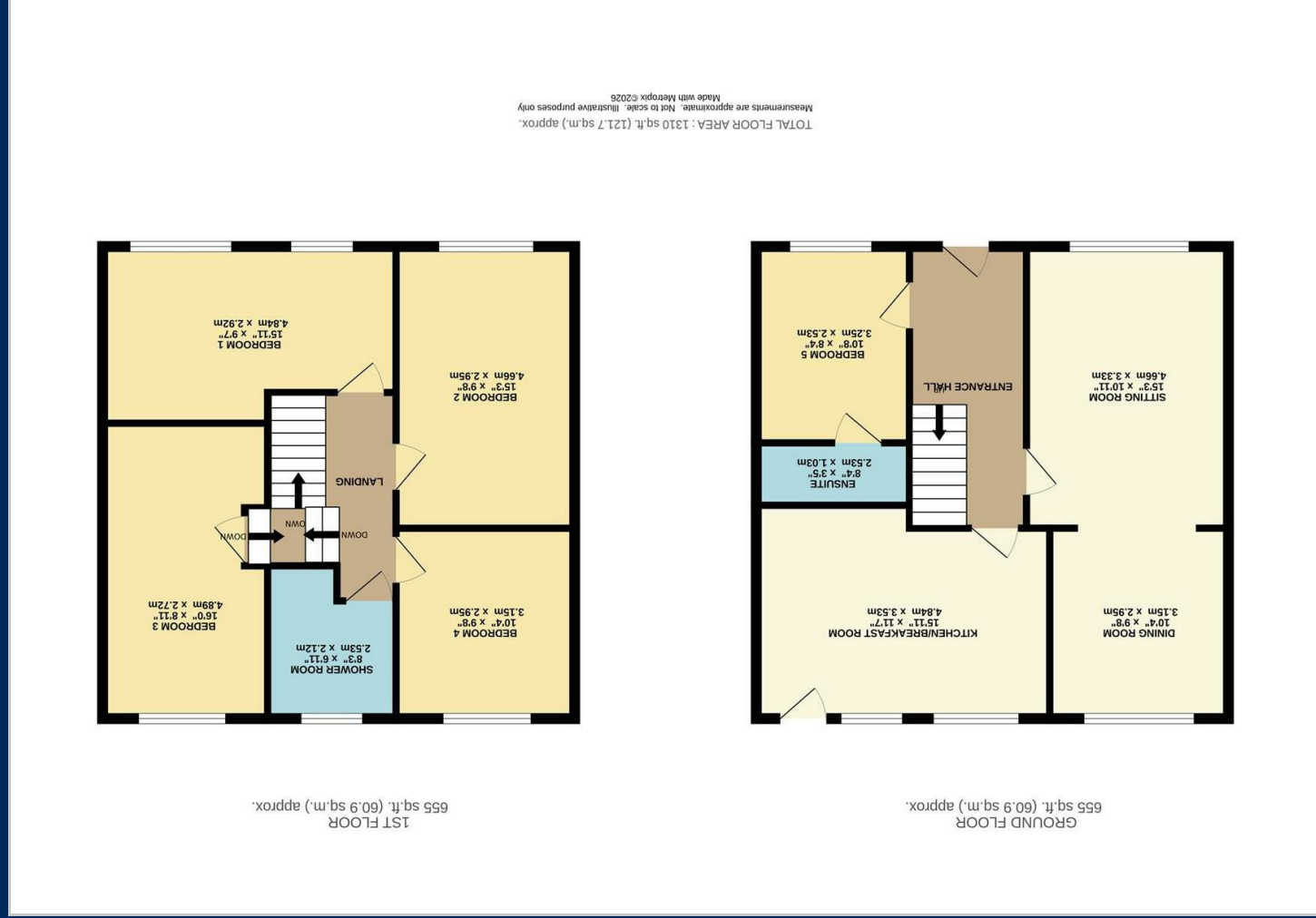
The house includes two modern bathrooms, ensuring convenience for all residents. The recent renovations have been completed to a high standard, offering a fresh and contemporary feel throughout the home. This property is ready for you to move in without the hassle of any onward chain, making it an ideal choice for those looking to settle in quickly.

Situated in a friendly neighbourhood, Lincoln Grove is conveniently located near local amenities, schools, and parks, making it a perfect place for families. This home combines modern living with the charm of a traditional semi-detached house, providing a wonderful opportunity for anyone seeking a spacious and stylish residence in Sale. Don't miss the chance to make this stunning property your new home.





Floor Plans



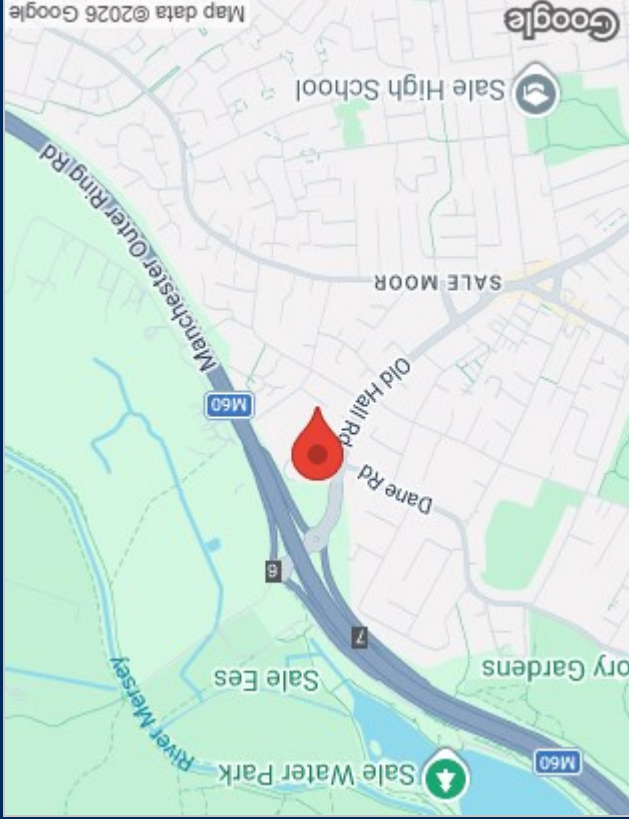
Viewing

Please contact our Sale Office on 0161 962 2828 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating	
Current	Possible
75	82

England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	A (92 plus)
Energy efficient	B (81-91)
Decent	C (69-80)
Needs improvement	D (55-68)
Needs significant improvement	E (39-54)
Very poor energy efficiency - higher running costs	F (21-38)
Very poor energy efficiency - higher running costs	G (1-20)

Energy Performance Graph



The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, in whole or in part, a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.