



**584 Chorley New Road, Bolton  
BL6 6ES**

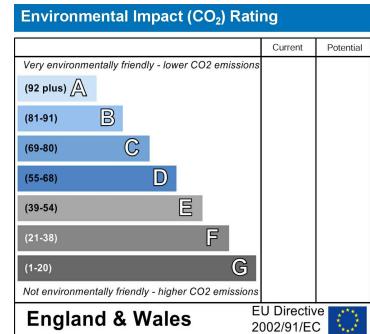
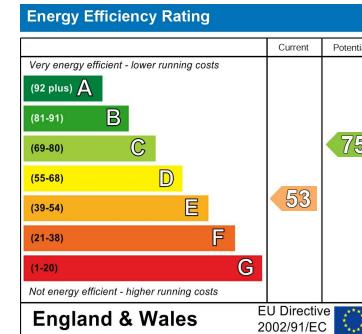
**£1,150 PCM**

Hyde Estates present this three bedroom semi detached family home in Horwich. Features generous living accommodation over three reception rooms and three floors. Ideally located to shops and benefits a garage.



## Accommodation

The accommodation comprises, covered porch, entrance hall, carpeted lounge with bay window, carpeted dining room and conservatory. The fitted kitchen features a range of wall and base mounted cupboards with contrasting working surfaces and tiled splash backs, plumbing for a washing machine and space for a freestanding fridge freezer. Integral appliances include gas hob/oven/grill and extractor hood. To the first floor the carpeted landing area allows access to all rooms as follows. Bathroom suite with over bath shower, glass shower screen and washbasin, separate WC. There are three bedrooms one of which features fitted wardrobes. To the second floor is a storage room with fitted storage cupboards and Velux windows. Externally there's a lawned garden to the front with a low maintenance yard to the rear. Also features a detached garage with an up and over door. The property is offered unfurnished and benefits gas central heating, uPVC double glazed windows and doors with under stair storage.



## Room measurements

Lounge: 11`5"x11`5"  
 Dining room: 10`10"x10`10"  
 Kitchen: 13`9"x 16`4"  
 Conservatory: 12`6"x 8`  
 Bedroom 1: 13`5"x 10`6"  
 Bedroom 2: 10`10"x 10`1"  
 Bedroom 3: 7`11"x 6`11"  
 Bathroom: 7`4"x 5`3"  
 WC  
 Loft storage room

## Additional information

The property is double glazed and benefits from gas central heating. There is a detached garage to the rear of the property.

## Council Tax

Bolton Council, Band C

## Viewings

To be arranged via Hyde Estate & Letting Agents 0161 773 4583.

## Disclaimer

The information and images provided in this property advertisement are intended for guidance purposes only. While we make every effort to ensure the accuracy of the details, we strongly recommend that interested parties view the property in person to confirm the property's condition and suitability for their specific requirements.



1 St. Margarets Road, Prestwich, Manchester, M25 2QB