



104 South Drive, Bolton  
£210,000

**Miller Metcalfe**  
*Every step of the way*

# 104 South Drive

Bolton

Offered to the market with no onward chain, this freehold property presents an excellent opportunity for buyers seeking a well-proportioned home in a popular location. The accommodation features a entrance hallway, a spacious lounge, ideal for entertaining or relaxing with family, and is complemented by a modern kitchen with fitted appliances and well-appointed bedrooms. The layout is thoughtfully designed to maximise space and natural light, creating a welcoming atmosphere throughout. Additional benefits include double glazing, gas central heating, and ample storage options, ensuring comfort and convenience for every-day living. The property is situated within easy reach of local amenities, reputable schools, and transport links, making it a practical choice for commuters and families alike.

The outside space is equally impressive, with a private driveway providing off road parking for multiple vehicles (a valuable feature in this sought-after area). The rear garden offers a generous lawned area, perfect for children to play or for hosting summer gatherings, as well as a paved patio for outdoor dining and relaxation. Mature shrubs and fencing provide privacy and a pleasant outlook. The front garden is attractively landscaped, adding to the property's kerb appeal and creating a welcoming first impression. This home combines comfortable indoor living with versatile outdoor space, making it a superb choice for those looking to settle in a desirable neighbourhood.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

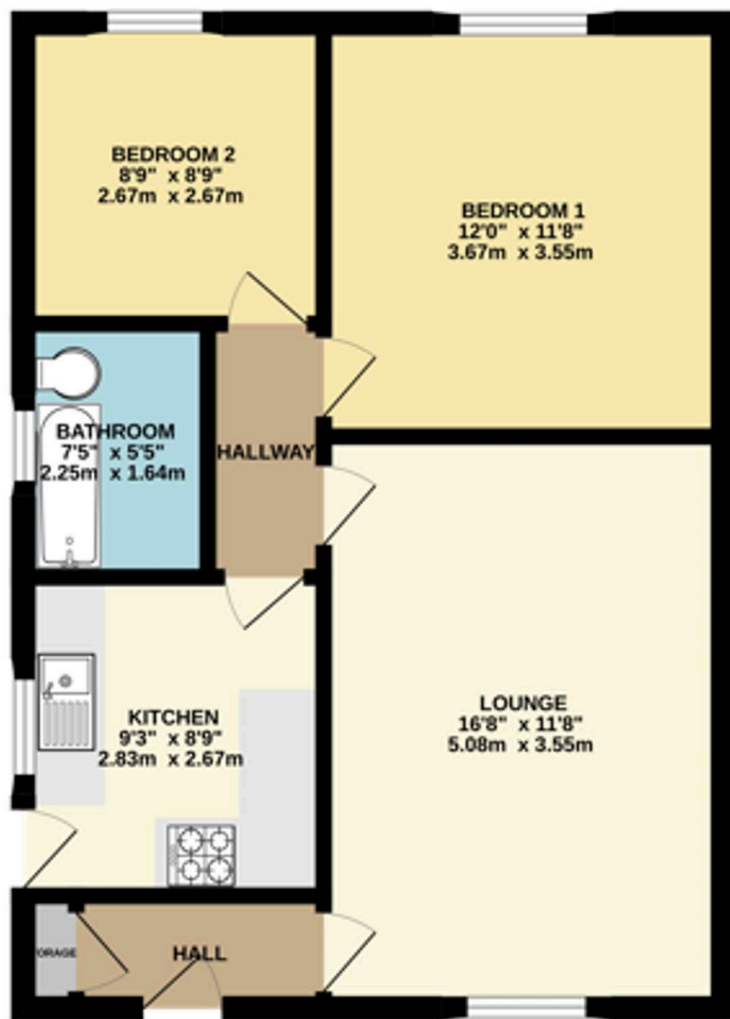








GROUND FLOOR  
586 sq.ft. (54.4 sq.m.) approx.



TOTAL FLOOR AREA: 586 sq ft (54.4 sq m.) approx.

While every attempt has been made to ensure the accuracy of the description 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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## Miller Metcalfe Harwood

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