



Savick Avenue, Bolton

Offers in Region of £270,000

Miller Metcalfe
Every step of the way

20a Savick Avenue

Bolton

This impressive two bedroom detached bungalow offers spacious and versatile accommodation, ideally situated in a highly sought-after residential area renowned for its convenience and community feel. Upon entering the property, you are welcomed by a generous entrance hall that leads to a bright and airy living room, perfect for both relaxing and entertaining. The well-proportioned kitchen is fitted with a range of units and integrated appliances, providing ample storage and workspace for culinary enthusiasts. A charming conservatory, accessible from the main living areas, creates an inviting space for year-round enjoyment and can easily be adapted as a dining area or additional sitting room. Both bedrooms are generously sized, with the principal bedroom benefiting from fitted wardrobes, while the second bedroom offers flexibility for use as a guest room or home office. The contemporary family wet room is finished to a high standard with quality fixtures and fittings. Additional features of this freehold property include private gated access, ensuring a secure and exclusive environment, as well as a good-sized driveway that provides off-road parking for multiple vehicles. A detached double garage and a separate workshop offer excellent storage solutions or potential for hobbyists and those requiring additional workspace. Located within easy reach of local amenities, reputable schools, and transport links, the property combines peace and privacy with outstanding accessibility. This is a rare opportunity to acquire a well-maintained and thoughtfully designed bungalow in a popular location, suitable for those seeking single-level living without compromising on space or quality. Early viewing is highly recommended to fully appreciate the generous proportions and the exceptional lifestyle on offer.

Council Tax band: C

Tenure: Freehold

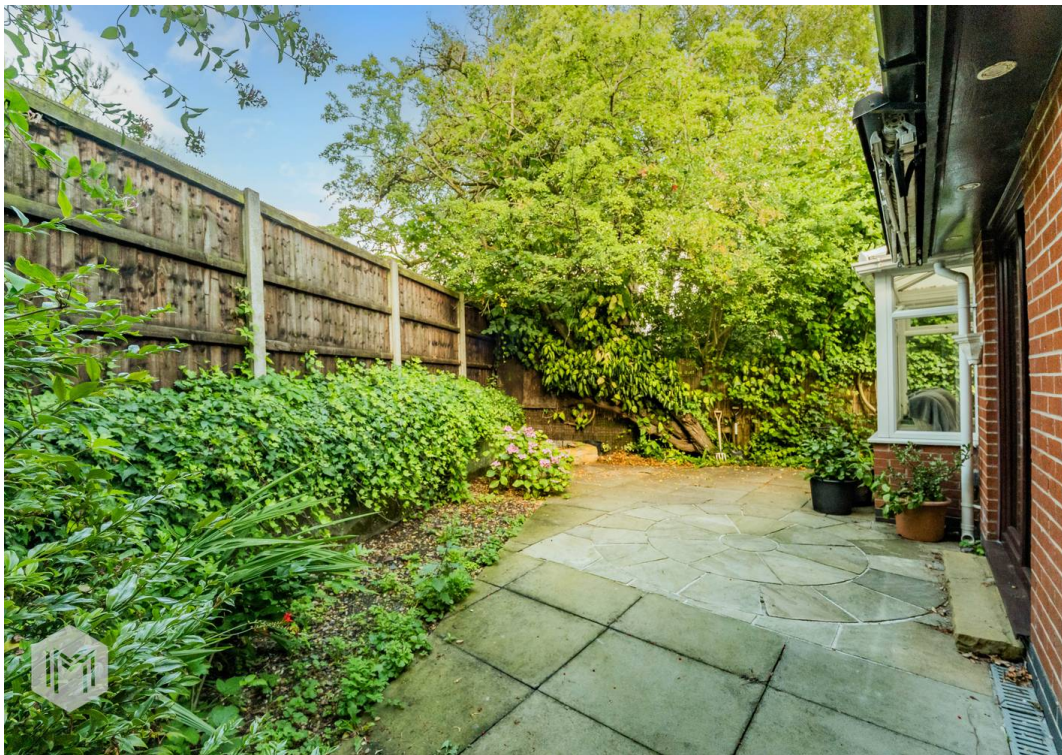
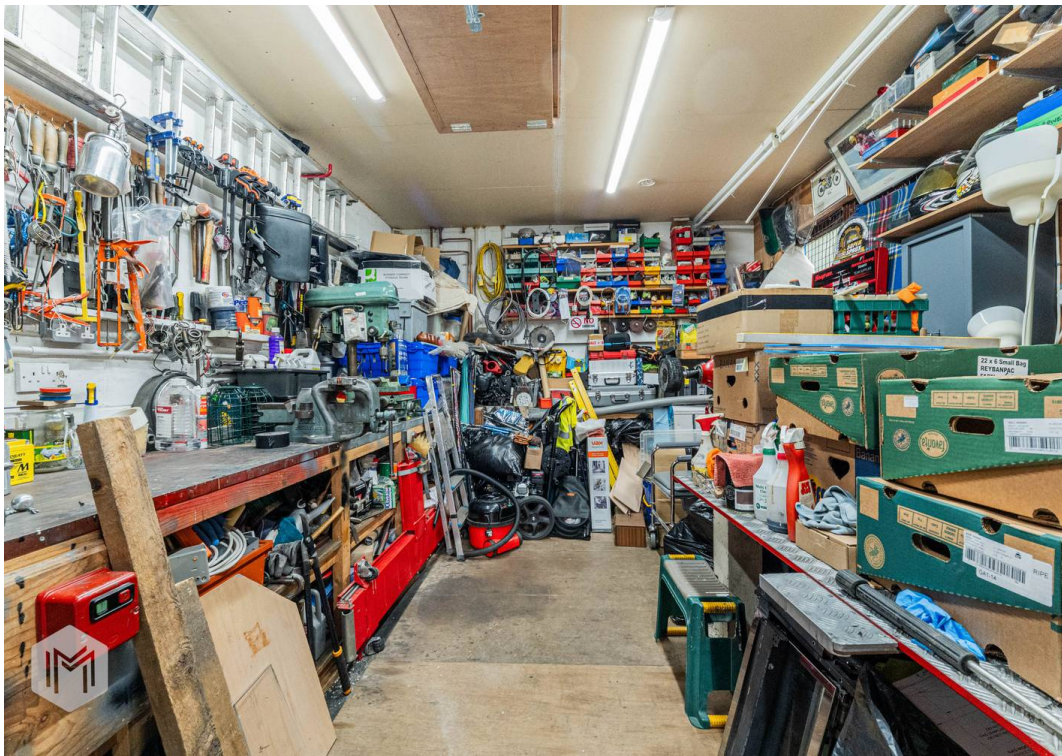
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

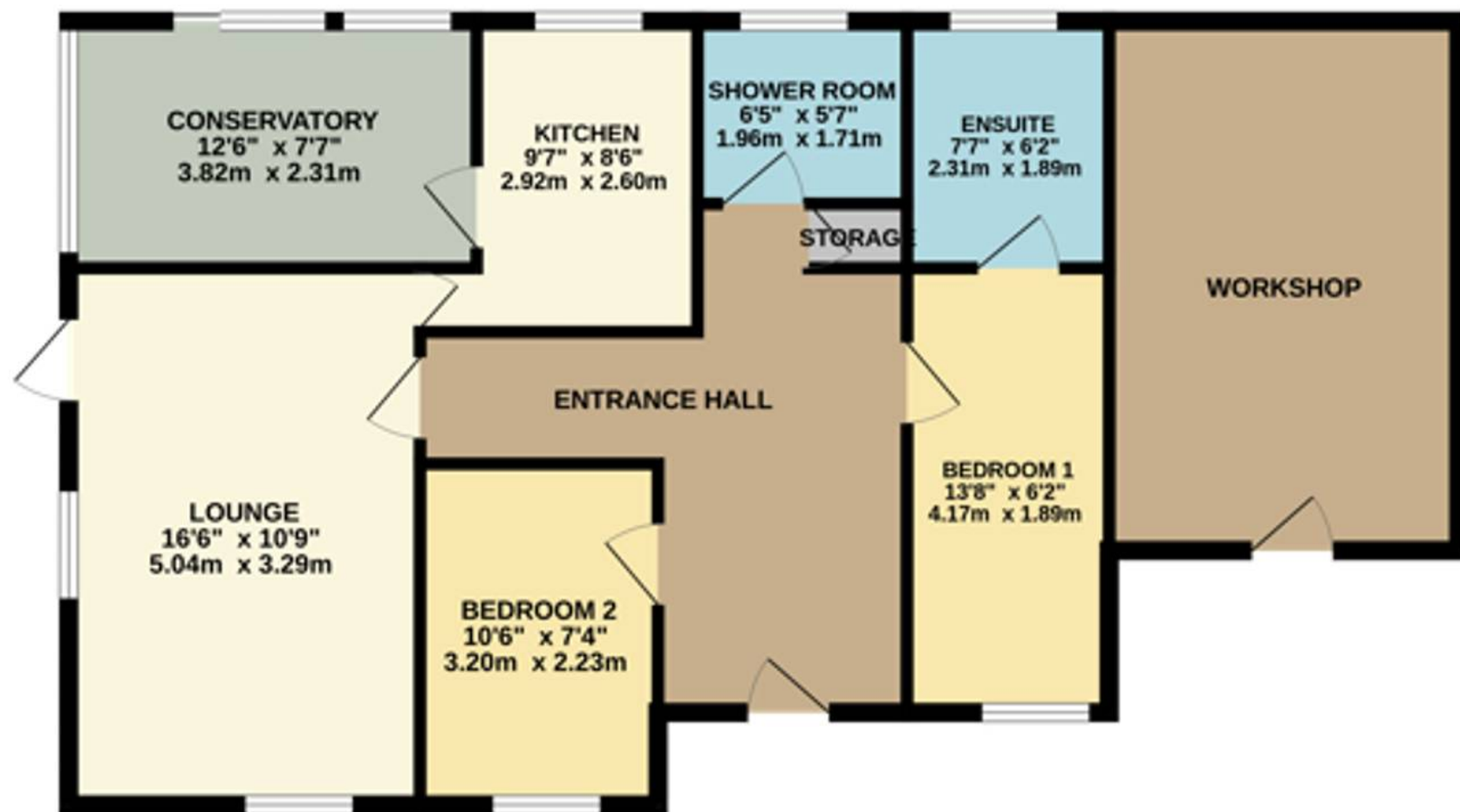








GROUND FLOOR
906 sq.ft. (84.1 sq.m.) approx.



TOTAL FLOOR AREA : 906 sq.ft. (84.1 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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