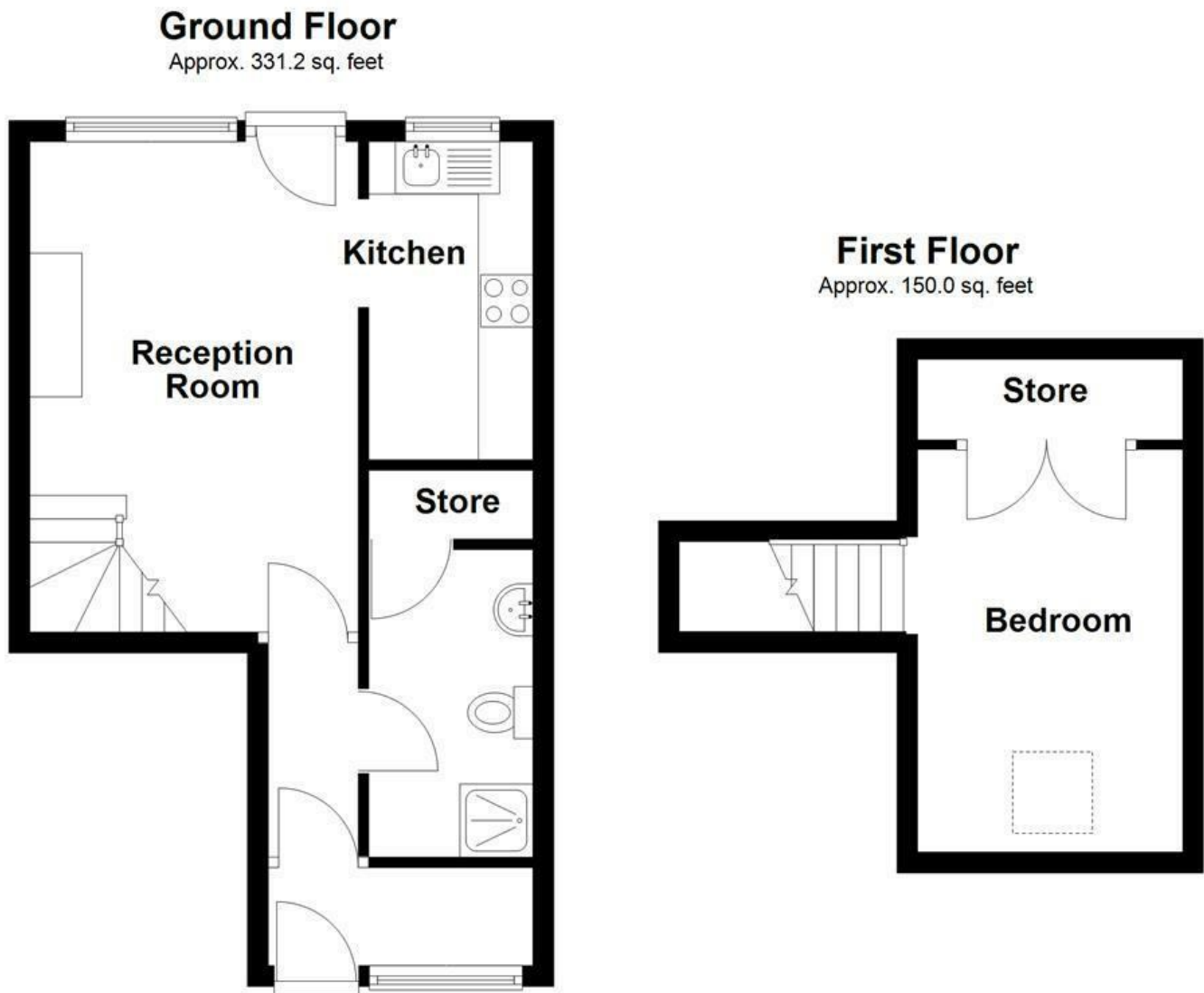




Lever Street, Manchester, M26 4PG

Offers Over £120,000

A BRILLIANT ONE BEDROOM TERRACED PROPERTY IN RADCLIFFE

Nestled on Lever Street in the charming town of Radcliffe, Manchester, this delightful one-bedroom terraced house presents an excellent opportunity for first-time buyers or those looking to downsize. The property boasts a well-proportioned reception room, providing a warm and inviting space for relaxation or entertaining guests. The bedroom is comfortably sized, offering a peaceful retreat at the end of the day. The bathroom is functional and well-maintained, catering to all your essential needs. One of the standout features of this home is the potential for value addition, allowing you to personalise the space to your taste and preferences.

The property is set in a good location, providing easy access to local amenities and transport links, making it ideal for those who appreciate convenience. Additionally, the garden offers a lovely outdoor space, perfect for enjoying the fresh air or cultivating your own plants. The driveway adds to the practicality of the home, ensuring off-road parking for your vehicle.

This terraced house is not just a property; it is a canvas for your future. With its appealing features and potential for enhancement, it is a wonderful opportunity for anyone looking to establish their home in a vibrant community. Do not miss the chance to make this charming house your own.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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 1  1  1  C

- One Bedroom Terraced Property
- Bedroom with Velux Windows
- Close to Commuter Links
- EPC C
- Large Reception Room
- Large Driveway
- Tenure Freehold
- Wet Room
- Low Maintenance Rear Garden
- Council Tax Band A

Ground Floor

Porch
8'7 x 3'1 (2.62m x 0.94m)

Hallway
6'2 x 2'1 (1.88m x 0.64m)

Bathroom
9'8 x 5'8 (2.95m x 1.73m)

Reception Room
15'5 x 10'4 (4.70m x 3.15m)

Kitchen
10'10 x 5'2 (3.30m x 1.57m)

First Floor

Bedroom
12'3 x 8'3 (3.73m x 2.51m)

Rear
Front Driveway. Rear laid-to-lawn garden, pathway, garden shed.

