

# HUNTERS®

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## Hereford Street

Oldham, OL9 7RQ

Asking Price £142,500



Nestled on Hereford Street in the charming town of Oldham, this delightful mid-terrace house presents an excellent opportunity for both first-time buyers and investors alike. The property boasts a well-proportioned reception room, perfect for relaxing or entertaining guests. With two comfortable bedrooms, it offers ample space for a small family or those seeking a cosy retreat.

The bathroom is conveniently located, ensuring practicality for everyday living. One of the notable advantages of this property is that it comes with a tenant in situ, providing immediate rental income for investors. However, should you wish to occupy the property yourself, it can be offered with no chain, allowing for a smooth transition.

Situated close to local schools, this home is ideal for families looking to settle in a community-oriented area. The surrounding neighbourhood offers a blend of convenience and charm, making it a desirable location for those seeking a balance of urban living and suburban tranquillity.

In summary, this mid-terrace house on Hereford Street is a fantastic opportunity, whether you are looking to invest or find a new home. With its appealing features and prime location, it is certainly worth considering.

Leasehold & EPC - TBC



Lounge 13'5" x 13'5" (4.09 x 4.10)  
Kitchen 10'7" x 8'10" (3.25 x 2.71)  
Bedroom 1 13'5" x 10'4" (4.10 x 3.171)  
Bedroom 2 6'11" x 8'10" (2.12 x 2.71)

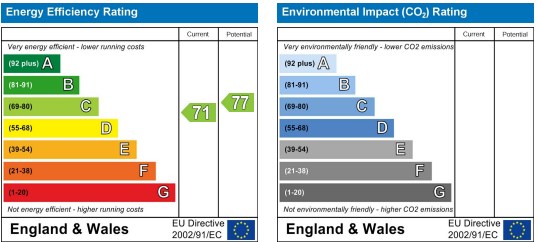
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.