home estate agents

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Cobden Street, Oldham, OL4 2HU

Offers in the region of £185,000

Nestled on the charming Cobden Street in Oldham, this stunning mid-terrace house offers a delightful blend of modern comfort and traditional appeal. With three well-proportioned bedrooms, this property is perfect for families or those seeking extra space. The inviting living room features an open log burner, creating a warm and cosy atmosphere, ideal for relaxing evenings in.

The house boasts two reception rooms, providing ample space for entertaining guests or enjoying quiet family time. The immaculate condition of the property is evident throughout, with large double glazed windows ensuring a bright and airy feel while enhancing energy efficiency with a new composite front door fitted in 2025. A new boiler, installed in 2023, adds to the home's appeal, promising reliability and comfort for years to come.

This property is not just a house; it is a home waiting to be filled with memories. Its prime location in Oldham offers easy access to local amenities, schools, and transport links, making it a convenient choice for everyday living. Whether you are a first-time buyer or looking to invest, this charming terrace is a must-see. Don't miss the opportunity to make this lovely house your new home.







GROUND FLOOR

Entrance Vestibule
Door to property leading into living room

Living Room
13'8" x 13'10" (4.17m x 4.22m)
Window to front double glazed. multi-fuel log burning stove & fireplace surround. double radiator, double veneer doors leading into the dining room

Dining Room
9'10" x 11'5" (3.00m x 3.47m)
Window to rear double glazed. double radiator, stairs open plan.

Kitchen
7'0" x 7'3" (2.14m x 2.21m)
Window to rear double glazed. door leading into back yard. Dark blue kitchen with base / tops units. 5 gas ring cooker top with electric oven. Integrated fridge / freezer with space & plumbing for a washing machine & dishwasher

Cupboard
under stairs storage

FIRST FLOOR

Landing

Bedroom 1
6'7" x 13'10" (2.00m x 4.22m)
Window to front double glazed

Bedroom 2
10'0" x 7'9" (3.05m x 2.36m)
Window to rear double glazed

Bedroom 3
7'0" x 7'3" (2.14m x 2.21m)
Window to rear double glazed

Bathroom
Heated towel rail, 3 piece bathroom with bath & overhead shower

DISCLAIMER
Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/her self of all measurements prior to purchase.

Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else

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Total area: approx. 71.6 sq. metres (770.2 sq. feet)







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