



107 Sunny Bank Road, Bury

Bury



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Spacious bungalow with flexible layout, modern kitchen, large private garden, integral garage, off-road parking. Sought-after area near schools, amenities, and transport links. Ready to move into.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

- FREEHOLD - Detached extended true bungalow offering two double bedrooms, two reception rooms and a beautifully matured landscaped garden in a sought-after Sunny Bank setting
- Large rear lounge, modern kitchen, dining room / third bedroom overlooking the garden
- Two comfortable double bedrooms offering flexible space and fitted storage
- Contemporary bathroom finished with modern fittings and a clean, neutral design
- Expansive private rear garden featuring mature hedging, flat lawn, patio seating and a useful storage shed
- Generous driveway and integral garage providing excellent off-road parking and secure storage
- Prime Sunny Bank location close to respected schools, commuter links and everyday amenities, making it an outstanding choice for those seeking long-term comfort and convenience



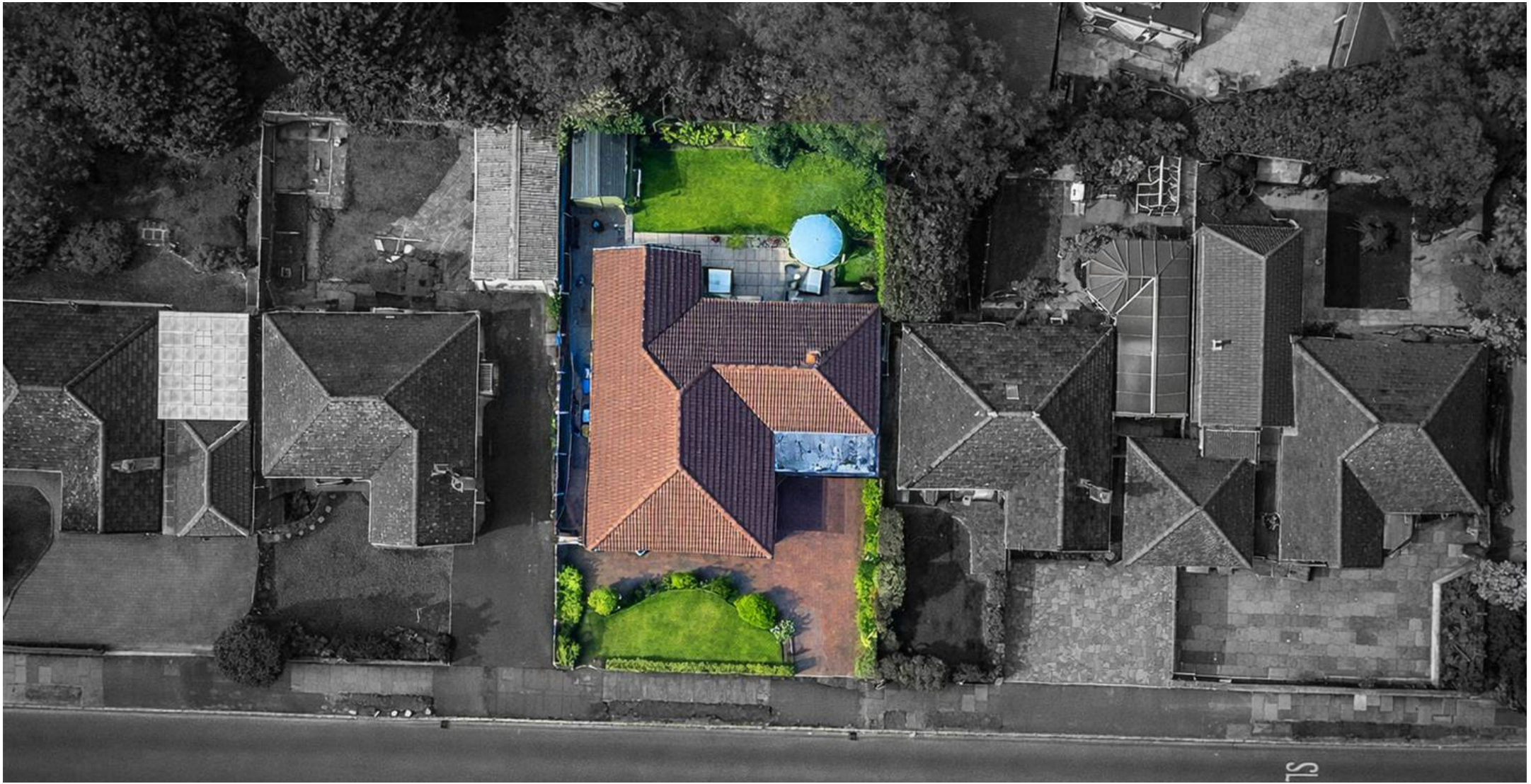


GROUND FLOOR
1174 sq.ft. (109.0 sq.m.) approx.



TOTAL FLOOR AREA: 1174 sq.ft. (109.0 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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