



8 Renshaw Avenue, Eccles

Guide Price £170,000

Miller Metcalfe
Every step of the way

8 Renshaw Avenue

Eccles, Manchester

* For sale by Modern Method of Auction: Starting Bid Price £170,000 plus Reservation Fee *

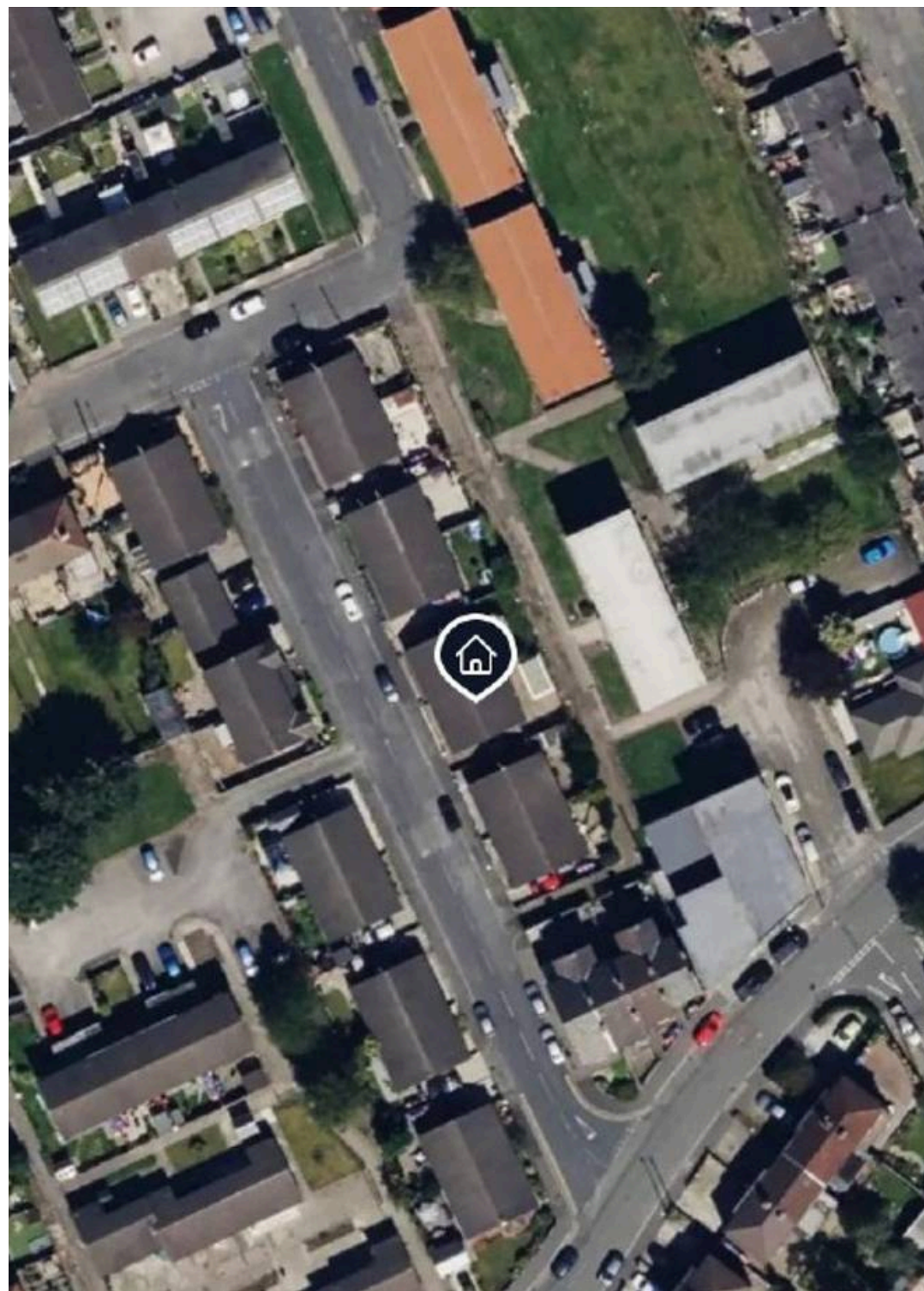
* No Chain Involved - Splendid Semi-Detached True Bungalow, Two Double Bedrooms, Generous Lounge and Fitted Kitchen, Three Piece Bathroom, Private Gardens and Ample Gated Driveway Parking, Situated within a Popular and Highly Convenient Location, Early Viewing Strongly Advised *

This is a rare opportunity to purchase a modern style semi-detached true bungalow located within the popular area of Eccles in Manchester. This property is available with immediate vacant possession and offers well-proportioned and versatile living space all on one level that must be seen in person to be fully appreciated.

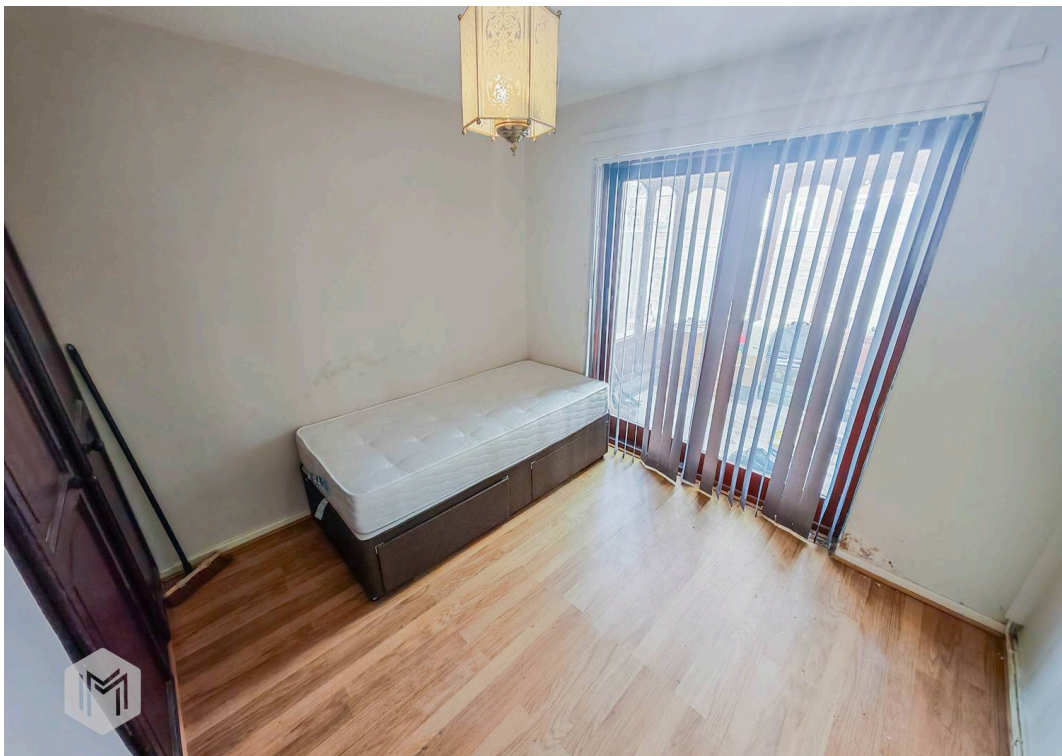
The accommodation comprises an entrance hall, superb lounge with feature fire place, a fitted kitchen, conservatory, two good sized double bedrooms plus a three piece bathroom which completes the internal living space. A large loft room accessed via a pull down ladder with a window to the side provides storage and potential for further conversion if required (subject to relevant planning/building consent). Outside the property is garden fronted with a gated driveway that provides ample off road parking. The rear gardens are private, offering excellent space for relaxing, children's play and al-fresco entertaining.

The location is within easy access to the many local shops and amenities including the Trafford Centre which is only a short drive away and is well placed for highly renowned schooling. It is also ideal for access to major transport links including Walkden railway station, making it ideal for those looking to commute into Manchester city centre, Salford Quays and across the North West.

Although requiring some modernisation, this property offers excellent potential for further improvement. Rarely do homes of this type remain on the market for long, especially at such an attractive price and with the added benefit of No Chain. As such, an early internal viewing is strongly advised to avoid disappointment.

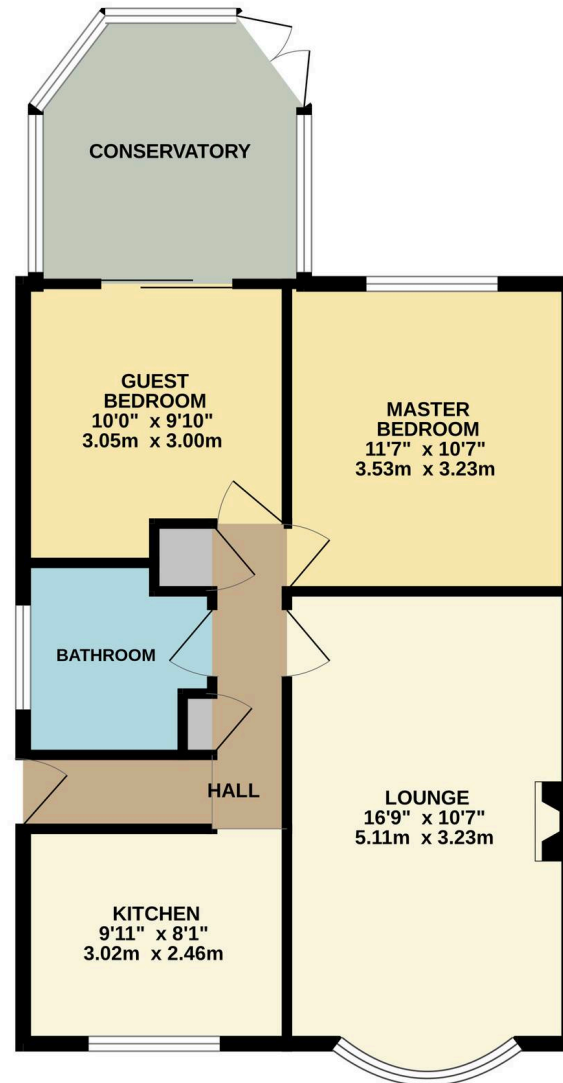








GROUND FLOOR
683 sq.ft. (63.4 sq.m.) approx.



TOTAL FLOOR AREA : 683 sq.ft. (63.4 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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