

Property Particulars

St. Gerrards Road, Lostock Hall.



- Mid Terraced House
- Further Rear Lawn garden
- Bright & Sunny Lounge
- Great Local Amenities
- Front Garden
- Two Double Bedrooms
- Well Designed Dining Kitchen
- Adjacent To Open Green

£145,000

A great mid terraced home with a garden to the front as well as a smart enclosed rear courtyard with brick built sheds and access lane to a full garden. There are two double bedrooms, lounge room and a well designed dining kitchen. There is a contemporary three piece shower room, gas central heating and uPVC double glazing, The property sit adjacent to an open green and had great access to local services, amenities and great motorway connectivity. There are excellent local schools and great out of town shopping and local supermarkets. Viewing is essential and we are offering this property for sale with No Chain Delay.

Entrance Hall -

With door to front, ceiling light, door to lounge and stairs to first floor.

Lounge - 15' 3" (into bay) x 11' 5" (4.66m x 3.49m)

With uPVC double glazed bay window to front, picture rail, ceiling light, radiator and feature mantel surround.



Kitchen - 14' 5" x 7' 7" (4.4m x 2.31m)

With a range of wall, drawer and base units with contrasting working surfaces, one and a half sink unit and drainer, gas cooker with extractor hood above, plumbed for washer and cupboard housing the central boiler.



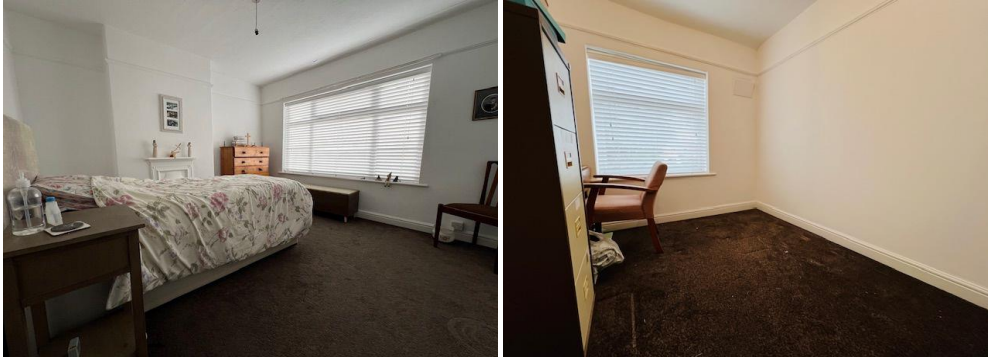
Shower Room - 6' 6" x 5' 7" (1.98m x 1.71m)

With a three piece suite comprising glazed shower compartment with mains shower and water resistant panels, low suite W.C. pedestal wash hand basin, opaque uPVC double glazed window, radiator and ceiling light.



Bedroom One - 11' 9" x 11' 4" (3.57m x 3.45m)

With uPVC double glazed window to the front, feature cast iron fire place, built in wardrobes, radiator and ceiling light.



Bedroom Two - 9' 6" x 8' 4" (2.90m x 2.55m)

Further double bedroom with uPVC double glazed window to the rear overlooking courtyard and garden beyond, radiator and ceiling light.

Outside -

To the front there is a gravel garden with mature laurel hedging and pathway.

Rear Courtyard -

A great space with two brick built secure outbuildings, part wall and wooden panel fencing, wooden gate to rear grass accessed lane.



Rear Garden -

Being approached by the grassed access lane to gated access to additional generous rear garden.



Disclaimer –

The information displayed about this property within these particulars are intended as a guide and all measurements are as an estimate. All appliances and services have not been tested by the agent and any purchaser should satisfy themselves with any reports deemed necessary.

Viewing – Strictly by prior arrangement with Marie Holmes Estates.

Your Own Property – If you require a free valuation on your own home please give us a call and we can conduct this for you in a discreet and expedient manner.

Opening Hours

Monday Friday 9.00am until 5.30pm Saturday 9.00am until 4.00pm