



24 Bankfield Lane

Norden | OL11 5RJ

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Overview

- Detached House
- Four Double Bedrooms
- Two Reception Rooms
- New Room Installed In 2022
- Shower Room
- Separate WC
- Integrated Garage
- Private Rear Garden
- Large Driveway
- Sought-After Location
- Ideal Family Home



Four Bedroom Detached House In Sought-After Location

Situated in a highly sought-after development on the doorstep of Norden village, this detached family home is located within walking distance of the stunning open countryside while offering convenient access to excellent local schools, Rochdale and Bury town centres, and the motorway network.



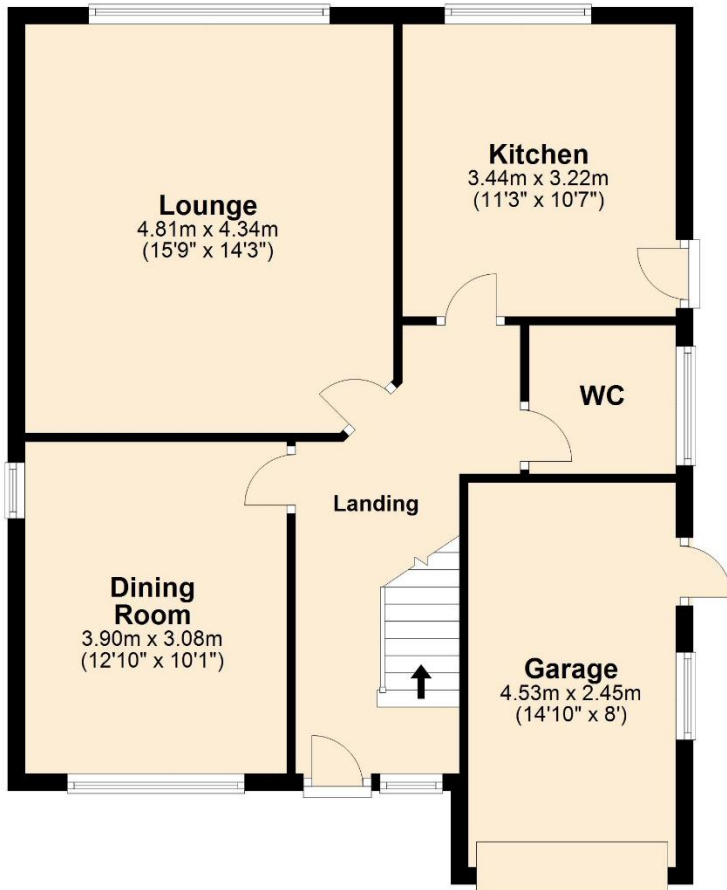
Internally, the property is well-maintained and is ideal for family living, briefly comprising an entrance hall, two spacious reception rooms, a fitted kitchen, three-piece shower room, separate w/c, and four bedrooms. The property also benefits from a new roof installed 2022, gas central heating and upvc double glazing throughout.



Positioned back from the road, the home boasts a front lawn and driveway leading to an integral garage. To the rear, a private garden with a lawn and flowerbed borders. The property is FREEHOLD!

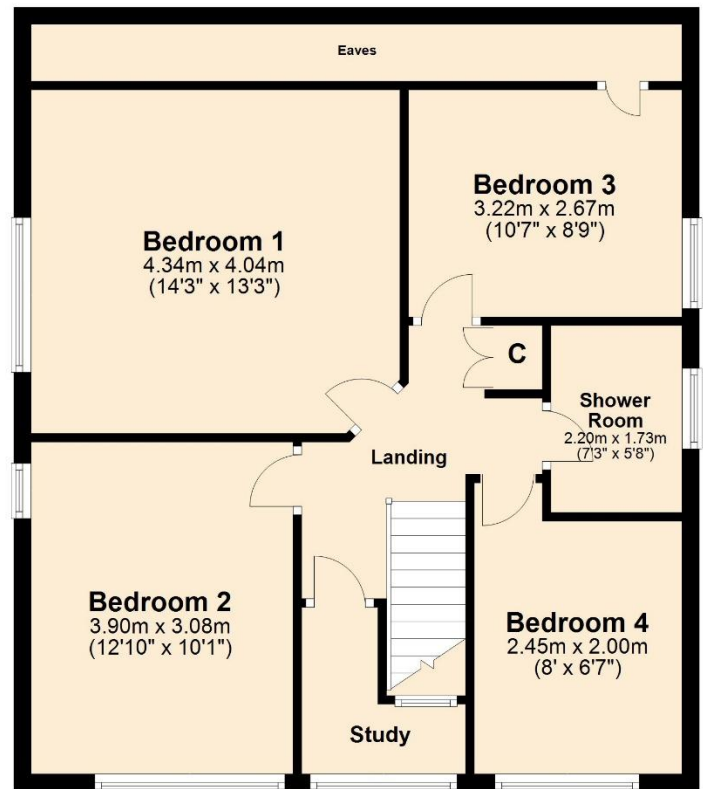
Ground Floor

Approx. 70.2 sq. metres (755.7 sq. feet)



First Floor

Approx. 67.5 sq. metres (726.6 sq. feet)



Total area: approx. 137.7 sq. metres (1482.3 sq. feet)

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"Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale".