



URBAN ESTATES

SALES - LETTINGS - MANAGEMENT

9 Alder Close

, Ashton-Under-Lyne, OL6 8XR

Offers invited £315,000



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Four - Bedroom Semi-Detached Home with Two Reception Rooms & Driveway Parking - Offers invited!

Urban Estates are pleased to offer for sale this spacious three-bedroom semi-detached property, ideally situated within a peaceful and tranquil cul-de-sac in Ashton-under-Lyne.

The property offers well-proportioned accommodation throughout and benefits from three reception areas, a generous 25ft dining room, driveway parking for multiple vehicles and well-maintained front gardens.

Internally, the accommodation briefly comprises:

Ground Floor:

Entrance porch
Welcoming entrance hallway
Large lounge
Impressive 25ft dining room
Fitted kitchen
Utility room
Additional versatile reception room, which could be used as a home office, family room or potentially a fourth bedroom

First Floor:

Two fitted double bedrooms
One single bedroom
Family bathroom

The property is carpeted throughout and benefits from double glazing and gas central heating.



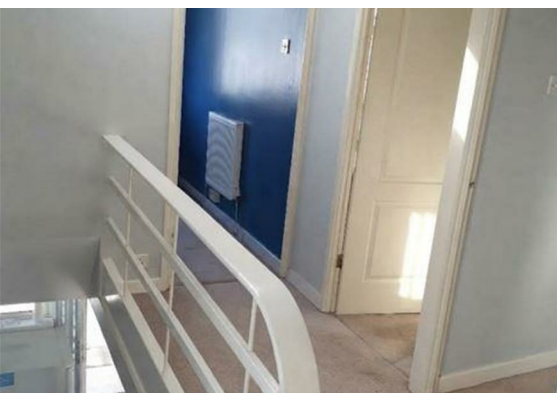


Externally, the property boasts a well-maintained front garden and a private driveway providing parking for multiple vehicles.

This is an excellent opportunity for families or buyers looking for a spacious home in a quiet residential setting, with the added benefit of flexible living accommodation.

OFFERS INVITED!

Reply via as for a scheduled viewing!



Floor Plan



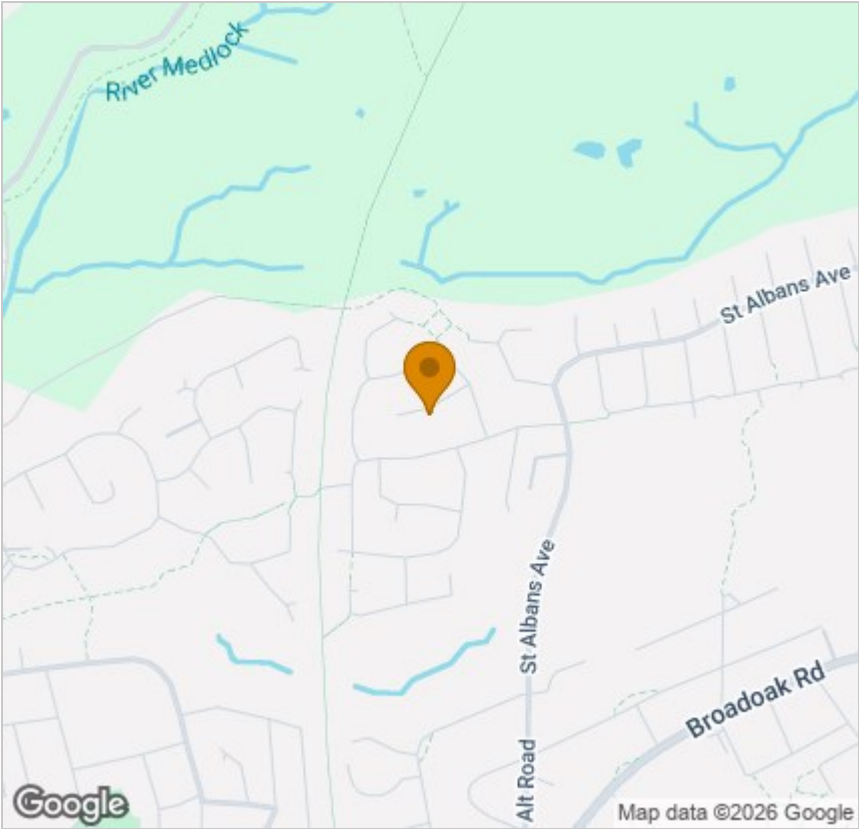
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

