wild & griffiths
residential solutions



54 Herbert Street, Watersheddings, Oldham, OL4 2QX

£164,995

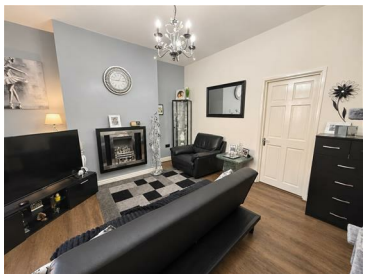
MID TERRACE | TWO BEDROOMS | WELL PRESENTED | IDEAL FIRST PURCHASE | POPULAR LOCATION |
The house on Herbert Street comprises of a vestibule, lounge, kitchen diner, two bedrooms, bathroom & WC and landing. The outside reveals an enclosed courtyard to rear with artificial grass. Situated close to local shops and the Metro Link.

ACCOMMODATION

GROUND FLOOR

VESTIBULE

LOUNGE
13'5" x 13'5" (4.09 x 4.09)

KITCHEN DINER
10'6" x 9'8" (3.22 x 2.96)




Single drainer, stainless steel, sink unit. Gas hob, electric oven and extractor. A range of wall and base units.

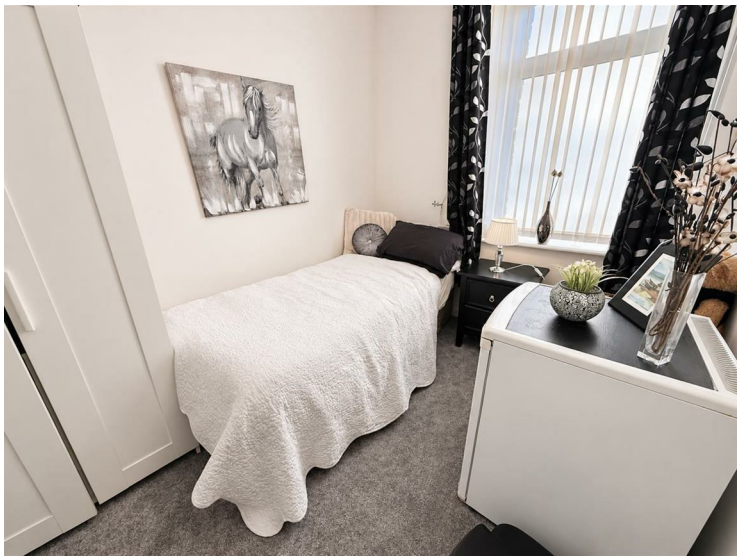
FIRST FLOOR

BEDROOM ONE
12'1" x 13'5" (3.69 x 4.09)




Fitted wardrobes.

BEDROOM TWO
7'3" x 9'11" (2.23 x 3.03)



BATHROOM & WC
5'3" x 5'6" (1.62 x 1.69)



Three piece white suite, shower over the bath, tiling.

LANDING

EXTERNALLY



Enclosed courtyard to rear with artificial grass.

SERVICES -

All main services are installed.

IMPORTANT NOTICE -

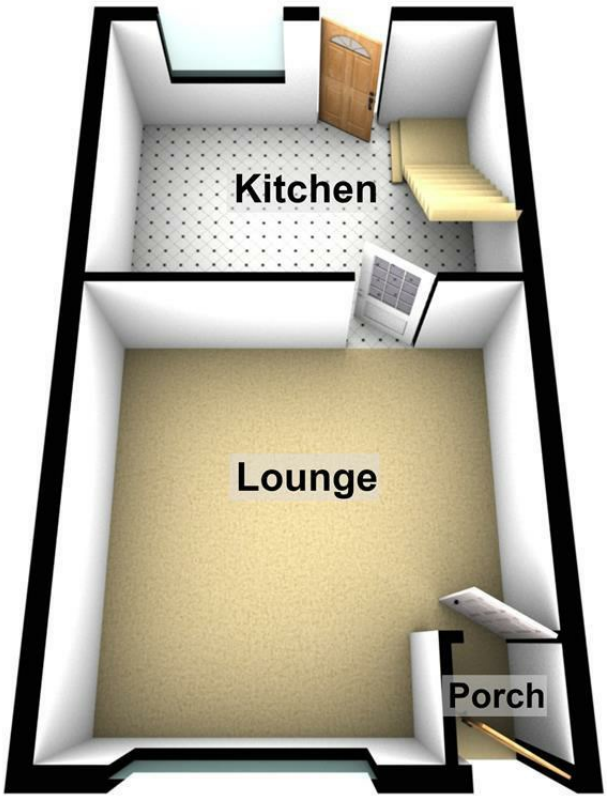
No checks have been made of any services (water, electricity, gas and drainage) heating appliances or any other electrical or mechanical equipment in this property.

DISCLAIMER -

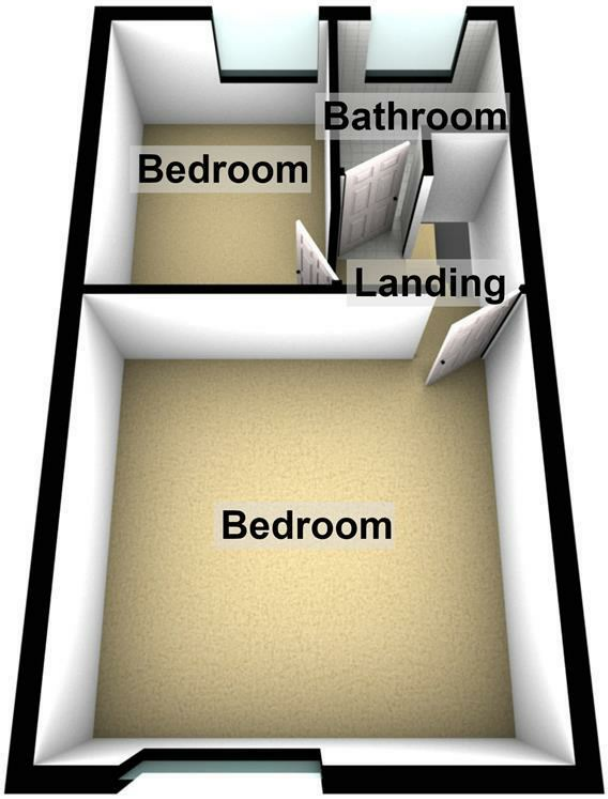
Wild & Griffiths themselves and the vendors/lessors of this property give notice that these particulars have been prepared in good faith having regard to the property misdescriptions act (1991). Measurements are intended for descriptive purposes only and are believed to be correct but any intending purchasers should not rely on them as statements or representations of fact. Any intending purchaser must satisfy themselves by inspection or otherwise as to the information provided and condition of the property and no warranty is given by the vendor, their agents or any other person in their employment. The property is offered subject to contract and still being available at the time of enquiry and no responsibility can be accepted for any loss or expenses incurred in viewing.

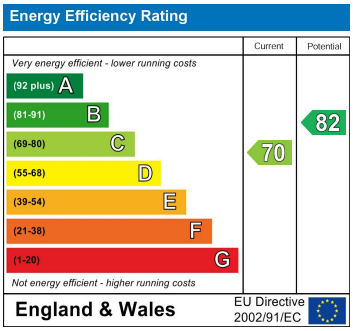


Ground Floor



First Floor





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