

ALISTAIR STEVENS

CHADDERTON



Price £229,995

39 Princess Road, Oldham, OL9 9PR

- NO CHAIN
- Semi Detached Property
- Three Bedrooms
- Dining Room
- Extended Lounge
- Kitchen
- Modern Shower Room
- Low Maintenance Paved Garden
- Driveway With Off Road Parking
- Good Size Family Living Accommodation
- Viewing Highly Recommended

*****NO CHAIN AND THEREFORE VACANT POSSESSION***** This extended well presented, three bedroomed semi detached property offers good size family living accommodation and is situated in a popular residential area of Chadderton within easy access of excellent local schools and amenities including Princess Park, public transport links and a short drive from the Northwest motorway network. Internal accommodation briefly comprises of entrance porch, entrance hall, dining room, extended lounge, kitchen, three bedrooms and modern shower room. To the front of the property is a lawned garden with flower borders and block paved driveway providing off-road parking which leads to a detached garage, whilst to the rear of the property is a low maintenance paved garden area with flower borders. The property further benefits from UPVC double glazing and gas central heating. Viewing of the property is highly recommended.

INTERNAL ACCOMMODATION:

ENTRANCE PORCH: Via a UPVC double glazed entrance door with tiled flooring.

ENTRANCE HALL: Via a UPVC double glazed entrance door, built- in metre cupboard and stairs leading to first floor.

DINING ROOM: With radiator and UPVC double glazed leaded window.



EXTENDED LOUNGE: With a feature gas fire and surround, radiator and UPVC double glazed window.



KITCHEN: Range of wall and base units, space for oven, stainless steel sink unit with mixer tap, plumbed for washing machine and dryer, understairs storage cupboard, UPVC double glazed window and UPVC double glazed door.



LANDING: UPVC double glazed window.



BEDROOM ONE: Front double bedroom with radiator, UPVC double glazed bay window and Loft access hatch with loft ladders leading to a boarded loft.



BEDROOM TWO: Rear double bedroom with built in cupboards, radiator and UPVC double glazed window.



BEDROOM THREE: Front single bedroom with fitted wardrobes, radiator and UPVC double glazed window.



SHOWER ROOM: Modern shower room comprising of walk in shower, vanity sink unit and WC, white marble effect bathroom wall panels, built in cupboards, radiator and UPVC double glazed window.

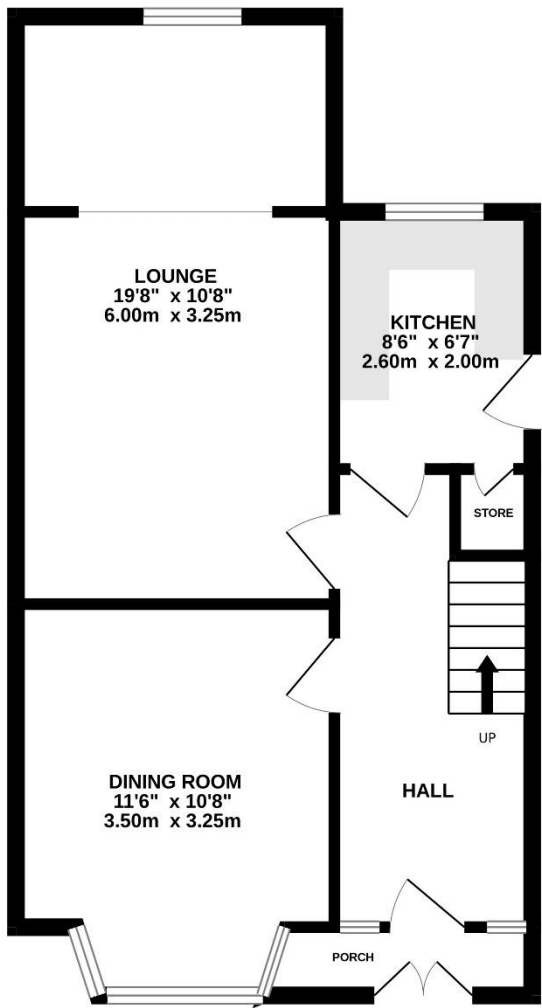


OUTSIDE: Externally to the front of the property is a lawn garden with flower borders and block paved driveway providing off-road parking which leads to a detached garage, whilst to the rear of the property is a low maintenance paved garden area with flower borders.

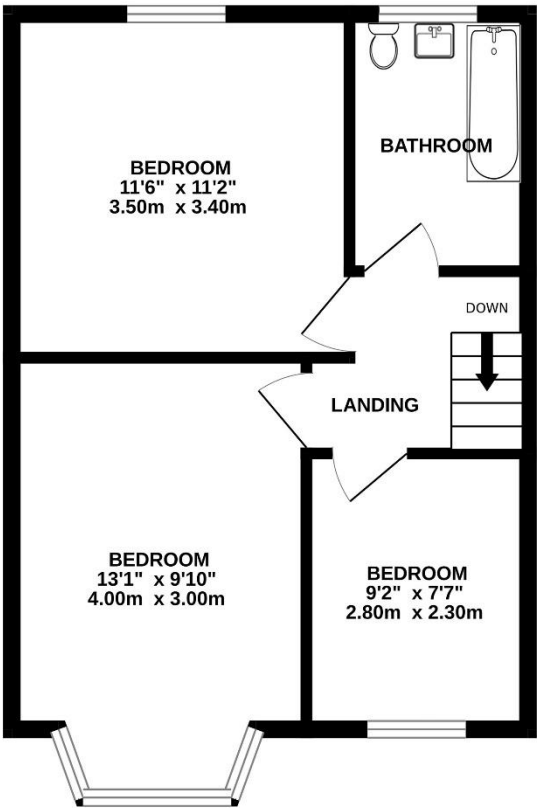


Floor Plan

GROUND FLOOR

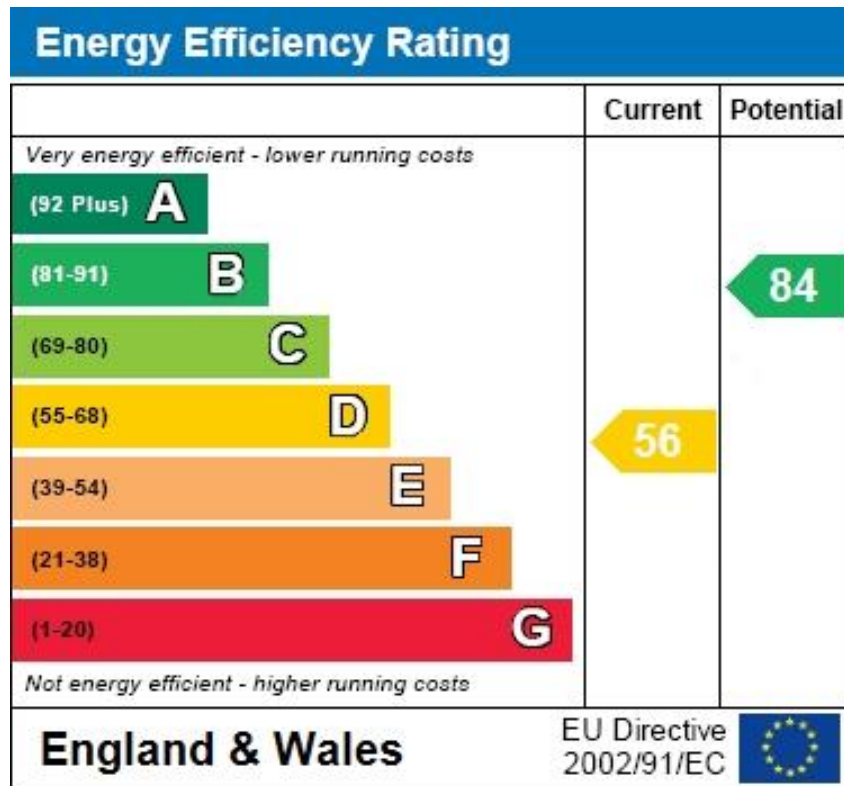


1ST FLOOR



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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Energy Performance Certificate



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SERVICES: The services to, and the fittings and appliances within, this property have not been tested and no guarantee can be given as to their condition or suitability for their purpose.

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Please contact the office before viewing the property.