

FIXED PRICE **£164,950**



Kirkstall Avenue, Heywood, OL10 4UT
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- Three Bedroom End Mews
- BRAND NEW
- Help to Buy Scheme Available
- En-suite to Master Bedroom
- Rear Garden

**HELP TO BUY SCHEME AVAILABLE
- BRAND NEW - REAR GARDEN -
OFF ROAD PARKING - ENSUITE TO
MASTER BEDROOM - INTEGRATED
KITCHEN APPLIANCES**

ENTRANCE HALL

Neutral decor, entrance matting, grey carpet, UPVC door, radiator, security alarm panel, internal door to lounge, stairs to first floor accommodation

LOUNGE

Neutral decor, grey carpet, radiator, UPVC window, under stairs storage, high level sockets in readiness for a wall mounted television

KITCHEN/DINER

Neutral decor, a range of modern high gloss wall and base units, integrated fridge / freezer, dishwasher, electric oven



and gas hob, stainless steel sink, tiled floor, UPVC window and French doors, radiator, brushed steel plug sockets and light switches, low energy down lights

UTILITY ROOM/GUEST WC

Neutral decor, partially tiled walls, white toilet and wash hand basin, chrome towel rail / heater, work top with space below for washing machine / tumble dryer, gas combi boiler, extractor fan

LANDING

Neutral decor, carpet, white painted wooden rail, newel post and spindles

MASTER BEDROOM

Neutral decor, grey carpet, UPVC window, radiator, high level sockets in readiness for a wall mounted television

ENSUITE

Neutral decor, partially tiled walls, white toilet and wash hand basin, shower cubicle, chrome towel rail / heater, UPVC window, extractor fan, low energy down lights

BEDROOM TWO

Rear aspect, neutral decor, grey carpet, UPVC window, radiator

BEDROOM THREE

Front aspect, neutral decor, grey carpet, UPVC window, radiator

BATHROOM

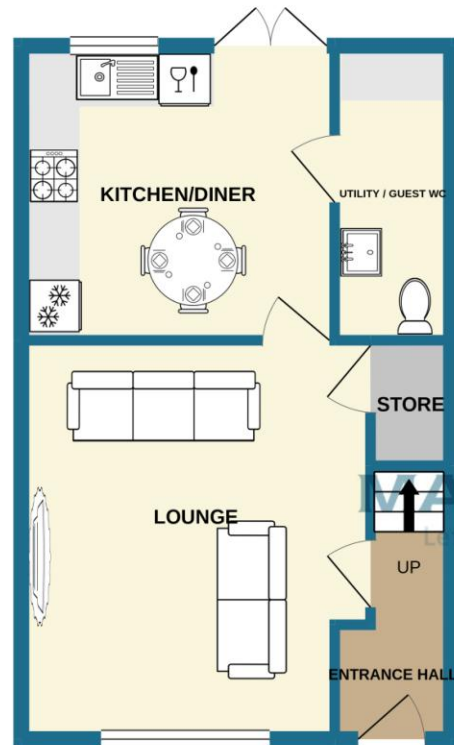
Neutral decor, partially tiled walls, tiled floor, white three piece bathroom suite with shower and glass screen, UPVC window, radiator, extractor fan, low energy down lights

EXTERNAL

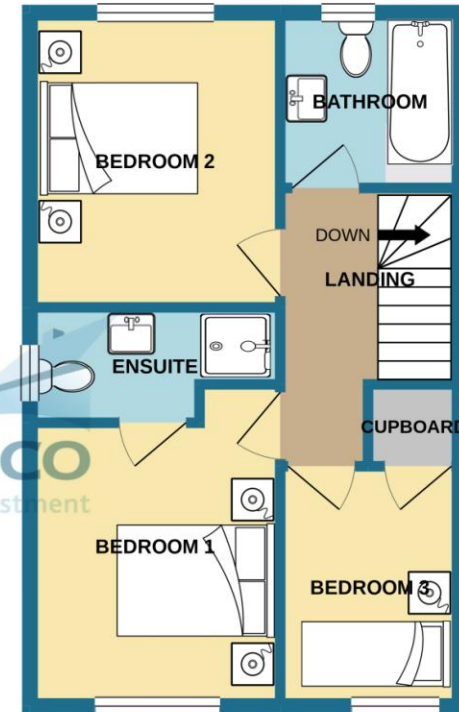
Large rear garden & Off road parking



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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