



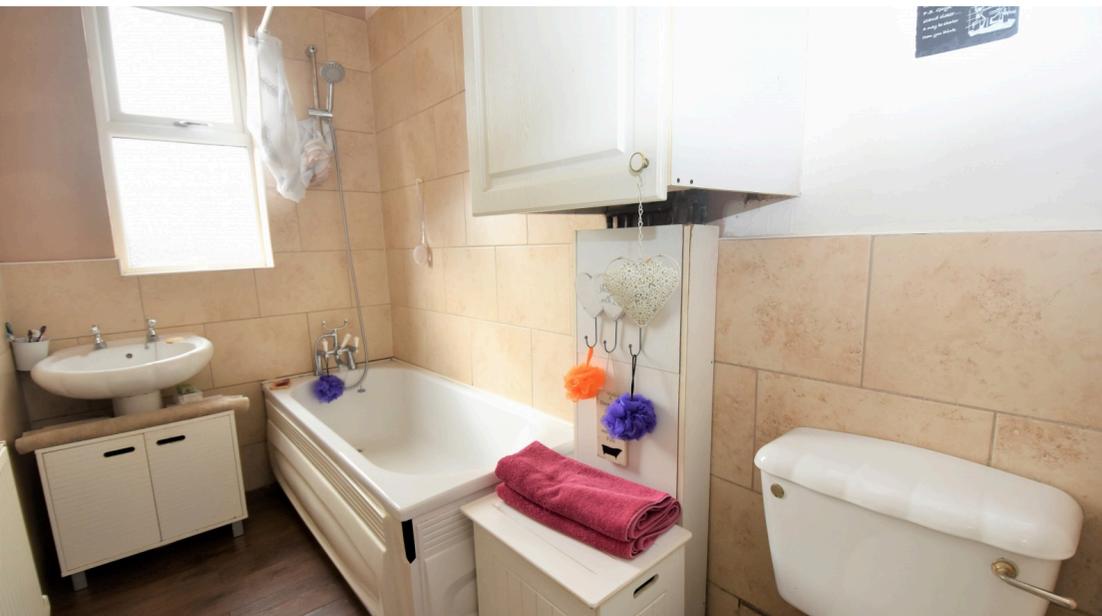
 3

Bedrooms

 1

Bathroom



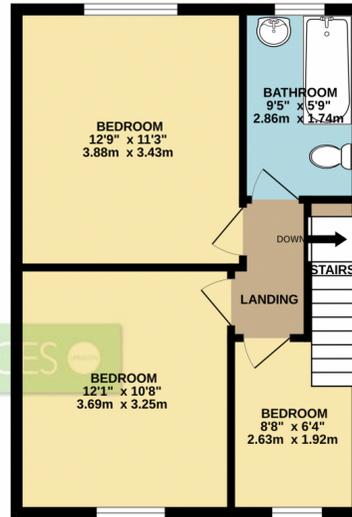


****LARGE REAR LAWNED GARDEN** TRADING PLACES ESTATE AGENTS** are pleased to offer for sale this well presented **THREE BEDROOM** semi detached period property located within walking distance of Urmston town centre. The accommodation which has been tastefully updated by our current clients and briefly comprises; entrance porch, entrance hallway, living room and a dining room which opens into a fitted kitchen. To the first floor there are **THREE BEDROOMS** and a contemporary three piece family bathroom. Externally, to the front of the property, a low maintenance walled garden can be found whilst to the rear, a **LARGER THAN AVERAGE** lawned garden provides an excellent space for alfresco dining during those summer months. A popular location with easy access into the vibrant centre of Urmston, close to the train station and within minutes drive of major motorway links.

GROUND FLOOR
446 sq.ft. (41.4 sq.m.) approx.



1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 867 sq.ft. (80.6 sq.m.) approx.

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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