



Roberts Street, Eccles

Manchester



In Excess of £270,000

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Eccles, Manchester

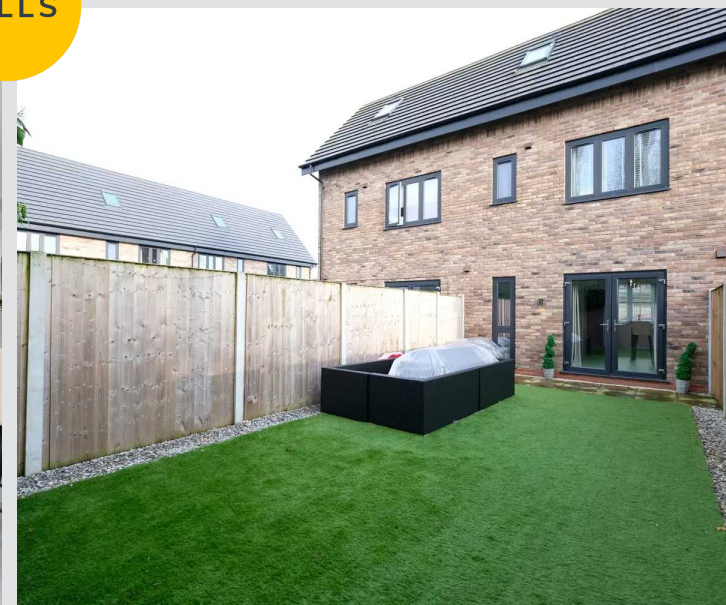
Immaculately presented three bed townhouse in sought-after area. Modern design over three floors, open-plan ground floor, three double bedrooms, en-suite to master, low maintenance gardens. Close to amenities, allocated parking, convenient living.

Perfect blend of style and comfort.

Council Tax band: B

Tenure: Freehold

- Immaculately Presented to a Show Home Standard Throughout
- Laid over Three Spacious Floors
- Open Plan Element to the Ground Floor
- Contemporary Fitted Kitchen with Integral Appliances
- Three Double Bedrooms
- Family Bathroom, En suite to Master & Guest W.C.
- Allocated Parking Space
- Low Maintenance Gardens with Artificial Lawns to the Front & Rear
- Excellently Located Close to Amenities & Fantastic Transport Links



Entrance Hallway

A welcoming entrance hallway entered via a composite front door. Complete with a wall mounted radiator, storage under stairs and laminate flooring.

Lounge / Kitchen / Diner

21' 9" x 14' 3" (6.63m x 4.34m)

Complete with ceiling spotlights, double glazed window and wall mounted radiator. Fitted with patio doors and laminate flooring.

Kitchen

Featuring modern wall and base units with integral fridge freezer, electric hob, oven and washer. Complete with two ceiling light points, double glazed window and wall mounted radiator. Fitted with tiled splashback and laminate flooring. Boiler.

W.C.

6' 5" x 3' 5" (1.96m x 1.04m)

Complete with ceiling spotlights, hand wash basin, W.C and wall mounted radiator. Fitted with laminate flooring.

Landing One

Complete with ceiling spotlights and carpet flooring.

Bedroom Two

Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with carpet flooring.

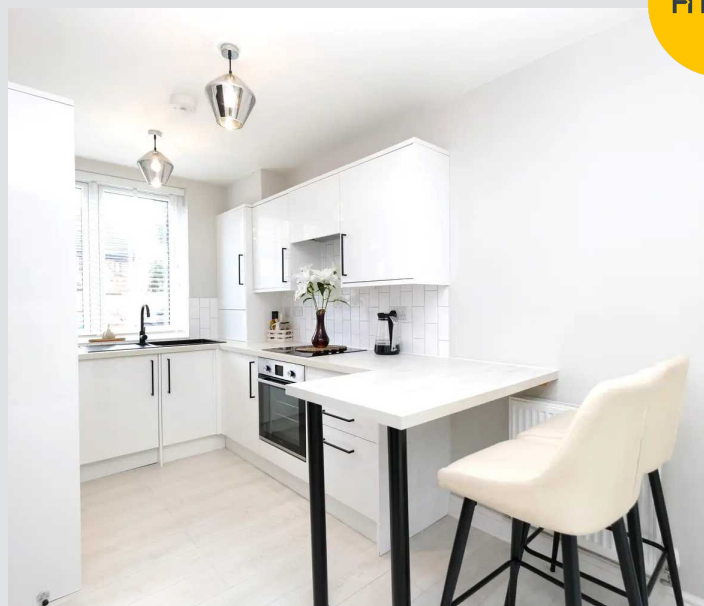
Bedroom Three

10' 1" x 7' 6" (3.07m x 2.29m)

Complete with a ceiling spotlights, double glazed window and carpet flooring.

Bathroom

A contemporary bathroom featuring a three-piece suite including a bath with shower over, hand wash basin and W.C. Complete with ceiling spotlights, heated towel rail, part tiled walls and tiled flooring.



Landing Two

Complete with carpet flooring.

Bedroom One

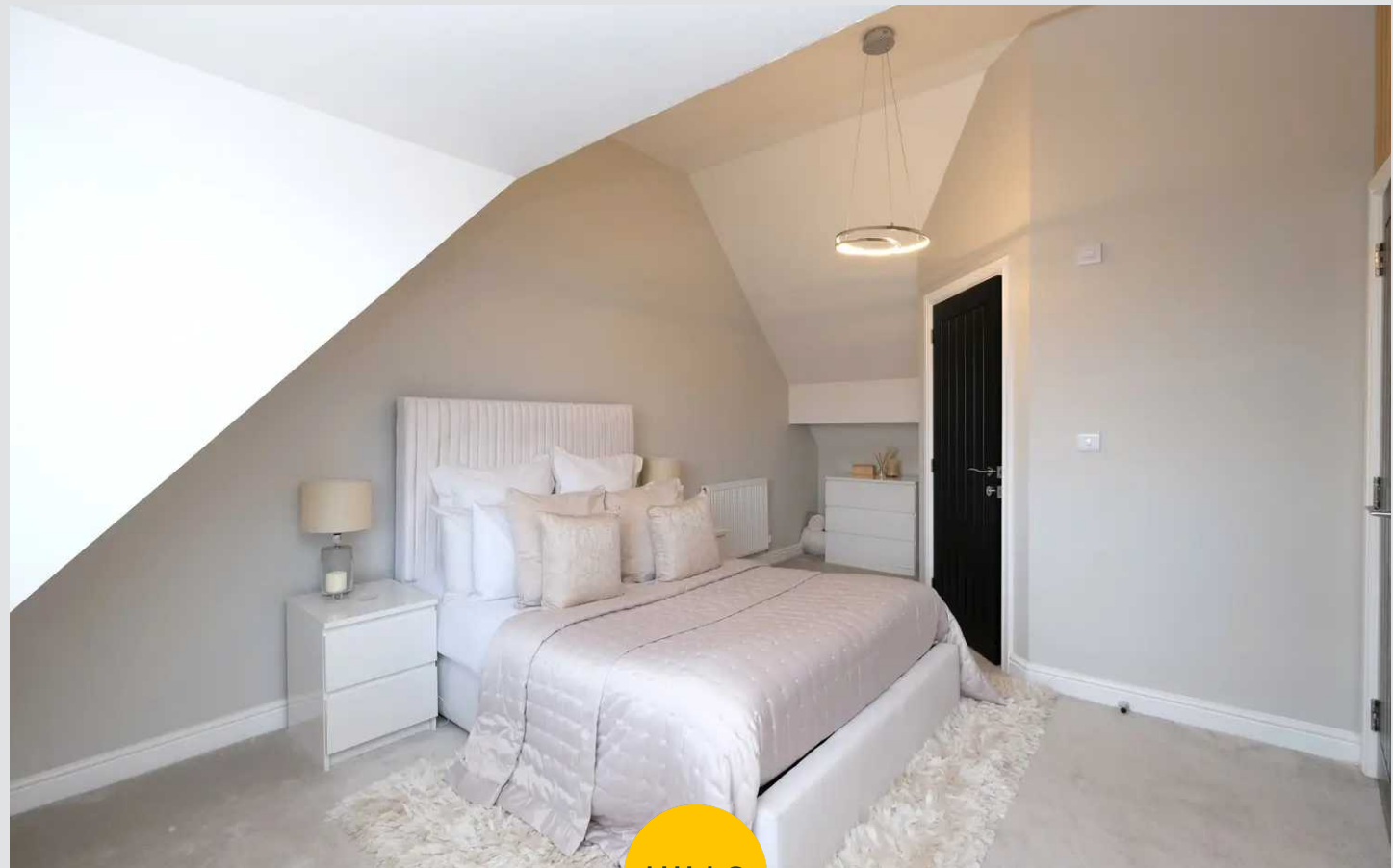
Complete with a ceiling light point, double glazed window and two wall mounted radiators. Fitted with carpet flooring.

En-suite

Featuring a shower cubicle, hand wash basin and W.C. Complete with heated towel rail, tiled splashback, part tiled walls and tiled flooring.

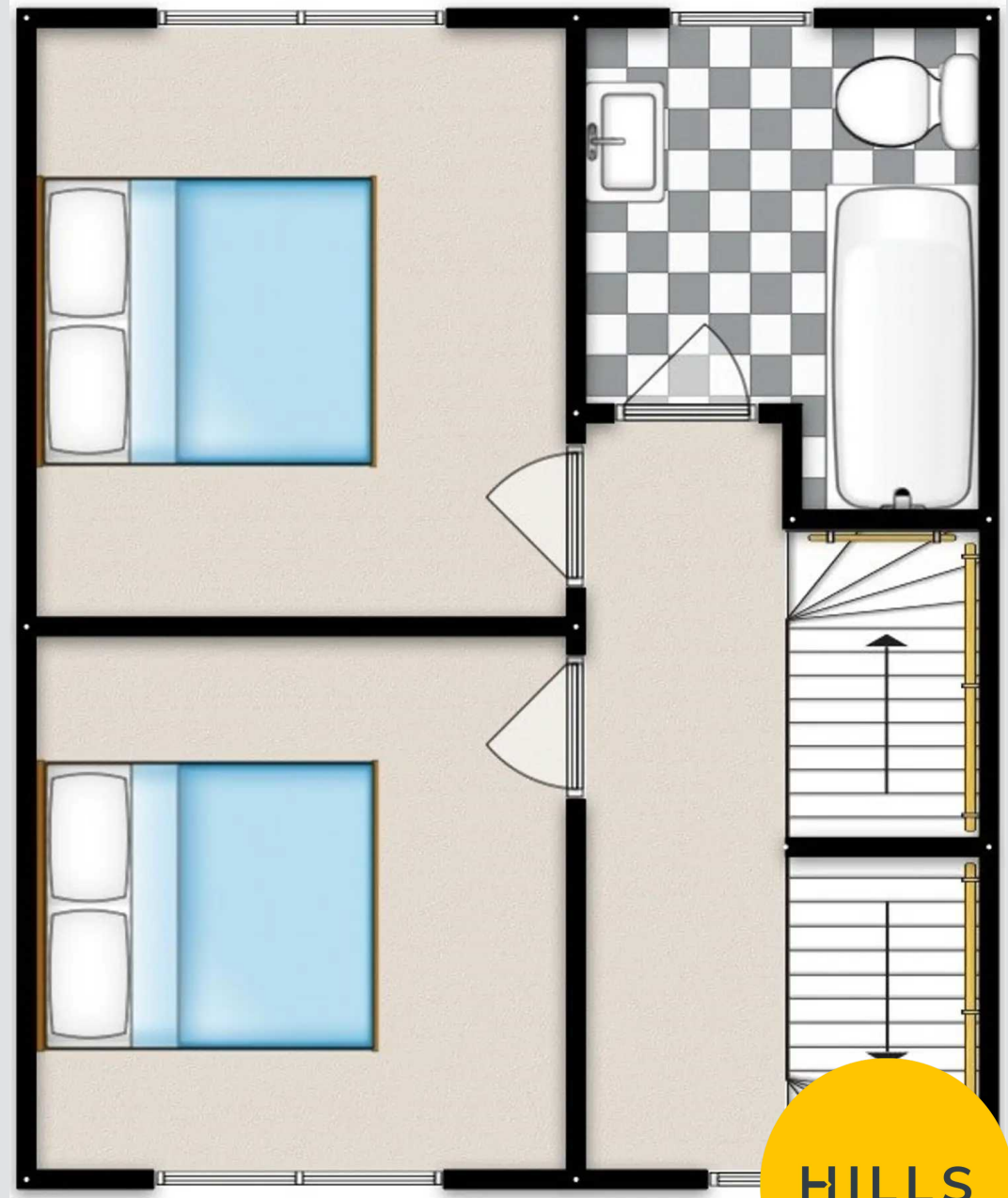
External

To the front of the property is off-road parking for one car with artificial lawn and water tap. To the rear of the property is artificial lawn and patio.

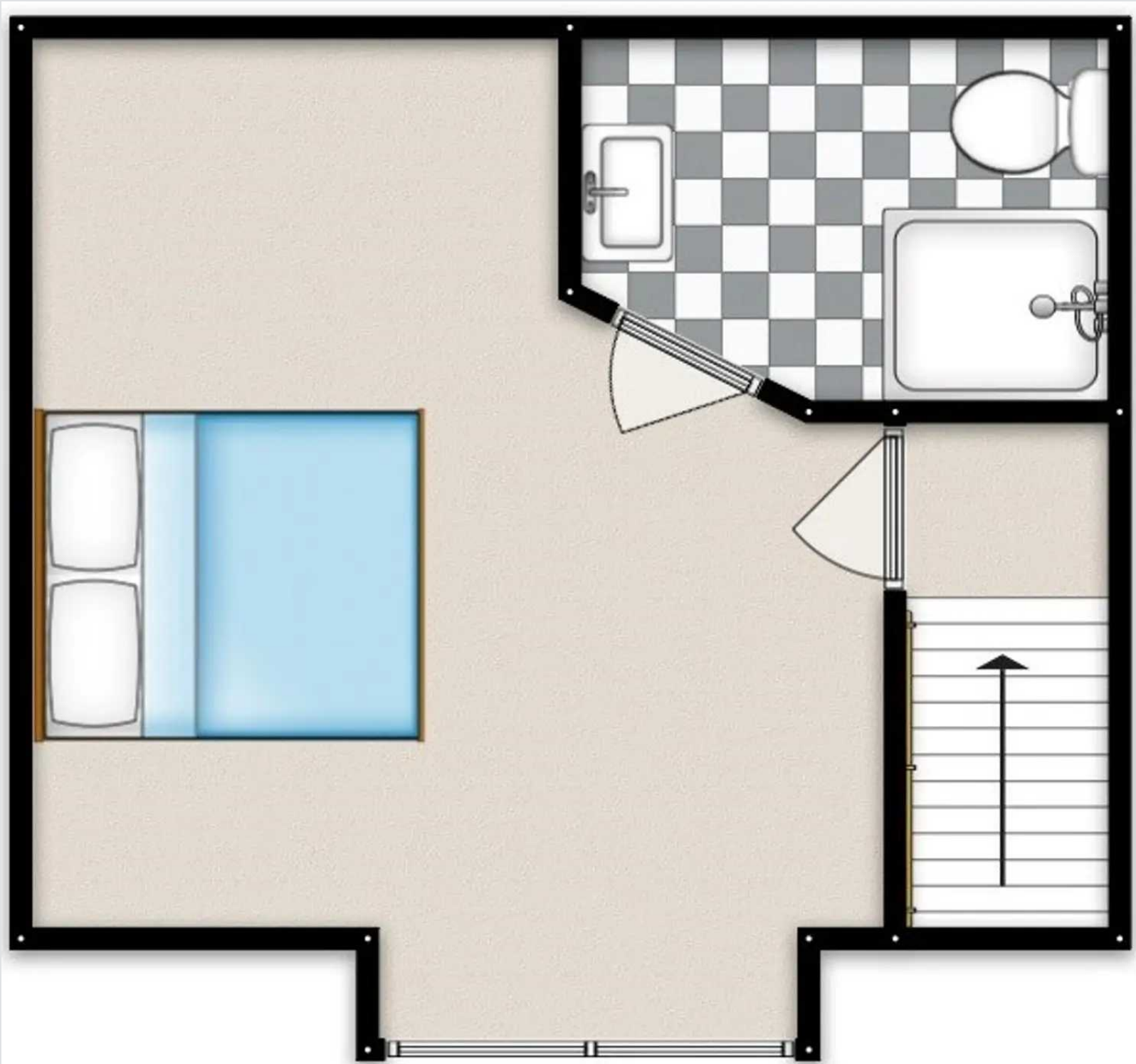


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