

**Burnside Avenue, Salford**

Salford



**£270,000**

# Burnside Avenue

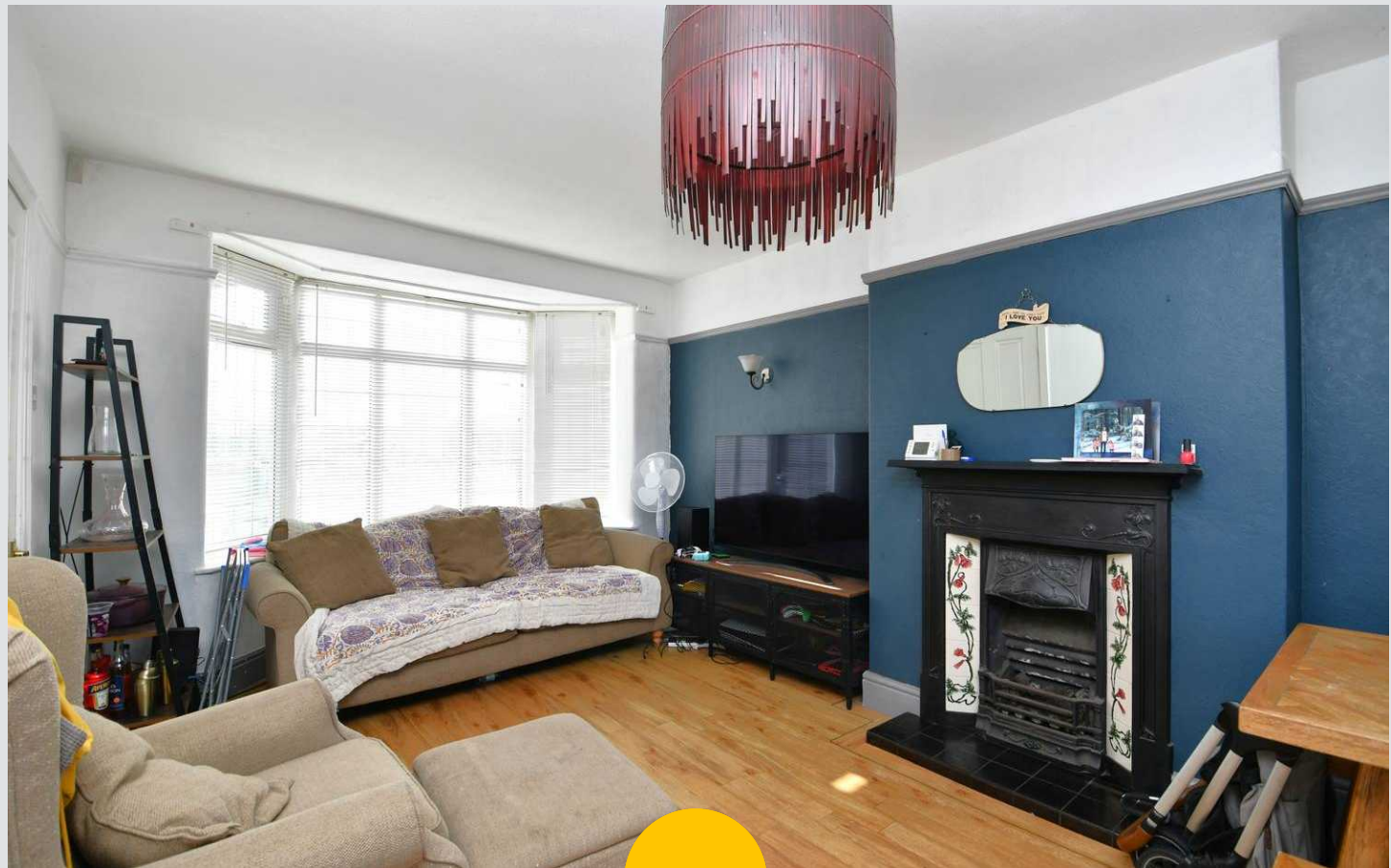
Salford

Immaculate three bed semi-detached family home in a desirable neighbourhood. Open plan living/kitchen with period fireplace. Modern kitchen, spacious bedrooms, large garden, ample parking. Close to park and schools. Stylish, functional, ideal for families seeking comfort and style.

Council Tax band: B

Tenure: Leasehold

- Three Bedroom Semi-Detached Family Home
- Large Rear Garden
- Newly Fitted Modern Kitchen
- Open Plan Living Room and Kitchen
- Lovely Period Feature Fireplace
- Bay Fronted Window
- Potential for Off-Road Parking to the Front
- A Short Walk To Light Oaks Park
- Close To Several Good Junior and Secondary Schools



### Entrance Hallway

A welcoming hallway complete with a ceiling light point.

### Lounge / Dining Room

10' 11" x 18' 10" (3.33m x 5.74m)

A spacious lounge/diner featuring original period fireplace. Complete with a ceiling light point, double glazed bay window and patio doors to the rear. Fitted with laminate flooring.

### Kitchen

6' 10" x 6' 6" (2.08m x 1.99m)

Featuring a range of modern fitted units with a Belfast sink. Integral fridge freezer, halogen hob, oven and microwave. Fitted with laminate flooring.

### Landing

Complete with a ceiling light point and carpet flooring.

### Bedroom One

11' 2" x 11' 0" (3.41m x 3.35m)

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

### Bedroom Two

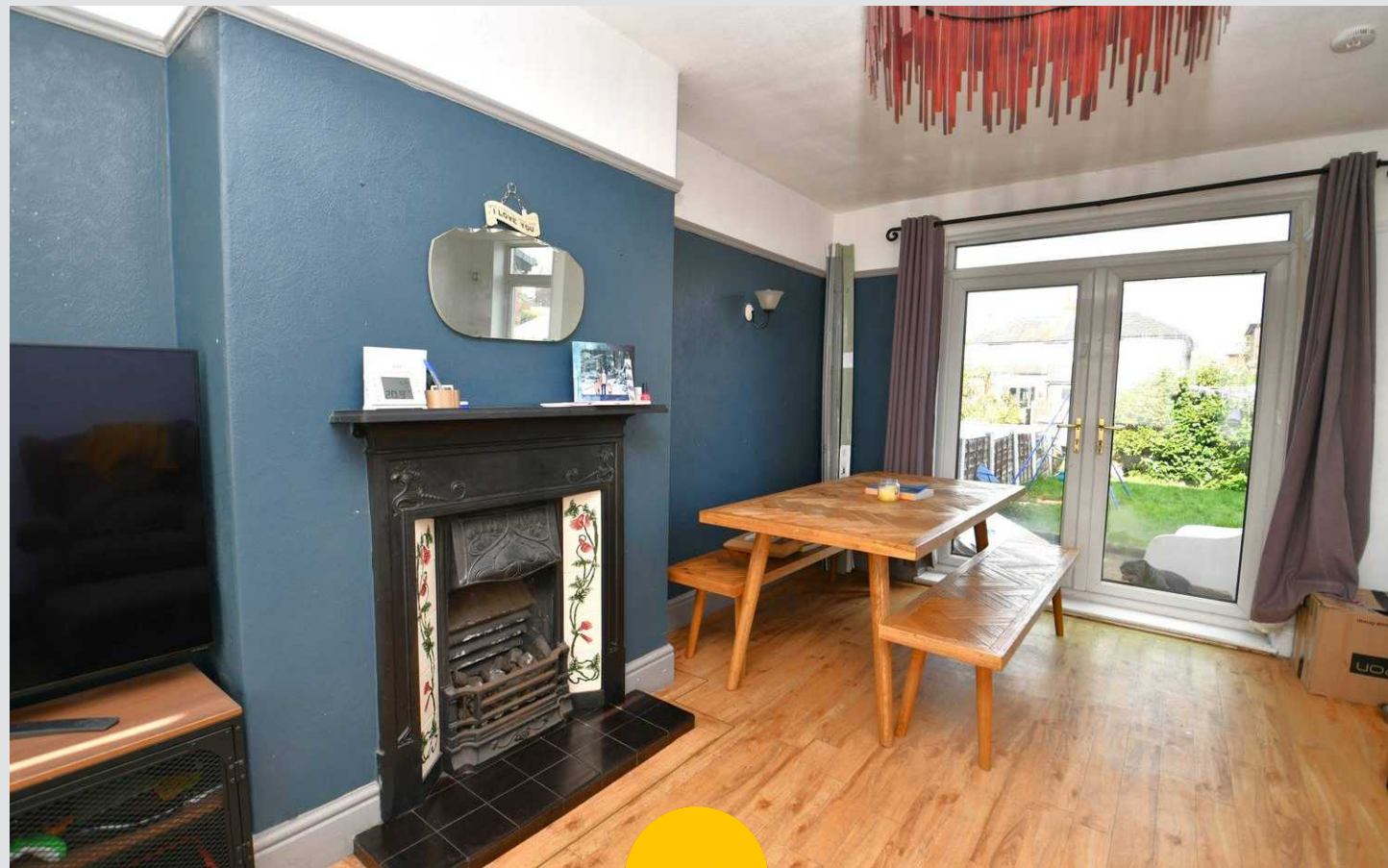
10' 11" x 9' 9" (3.34m x 2.97m)

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

### Bedroom Three

6' 10" x 6' 6" (2.09m x 1.98m)

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



HILLS

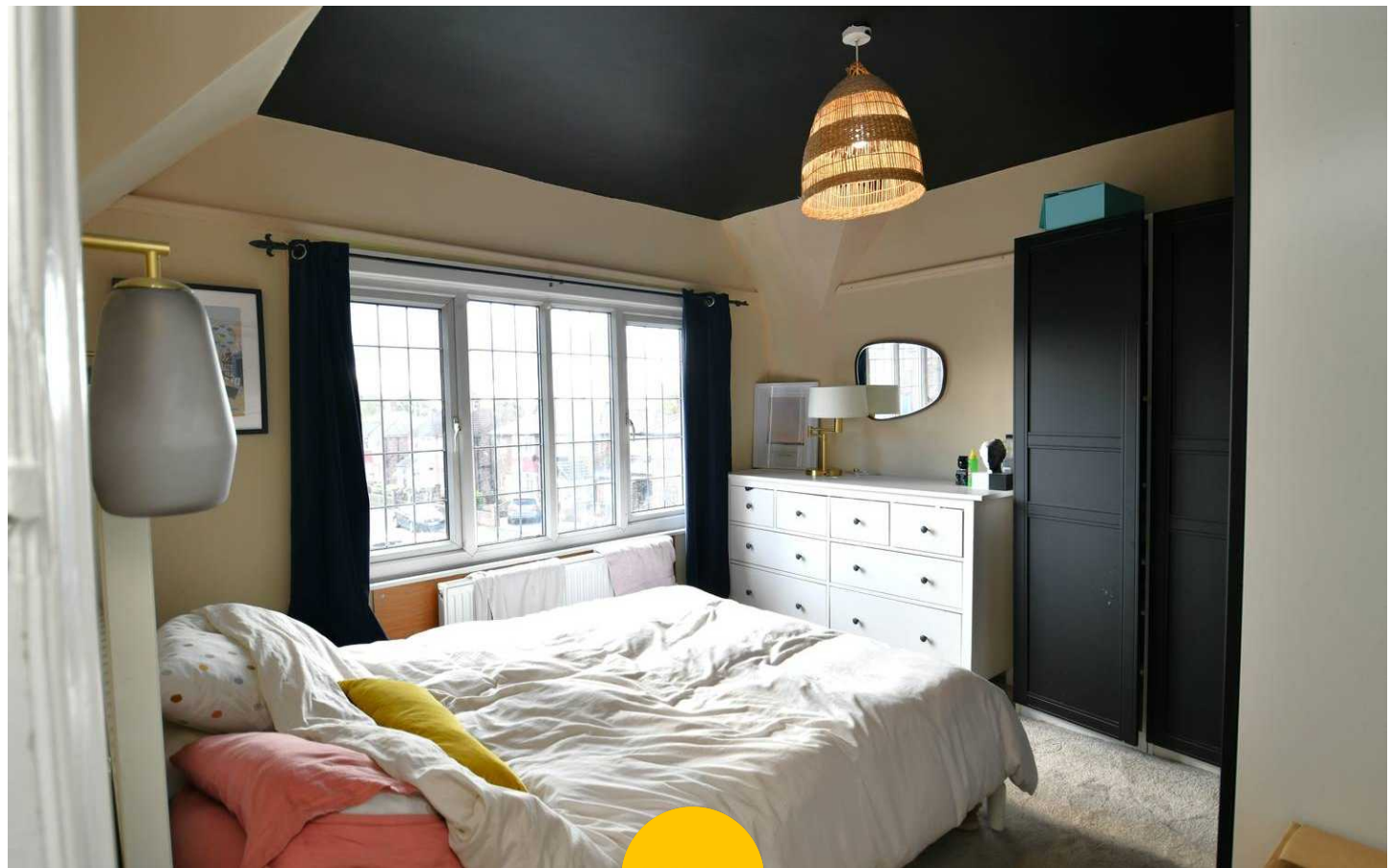
**Bathroom**

5' 4" x 6' 6" (1.63m x 1.99m)

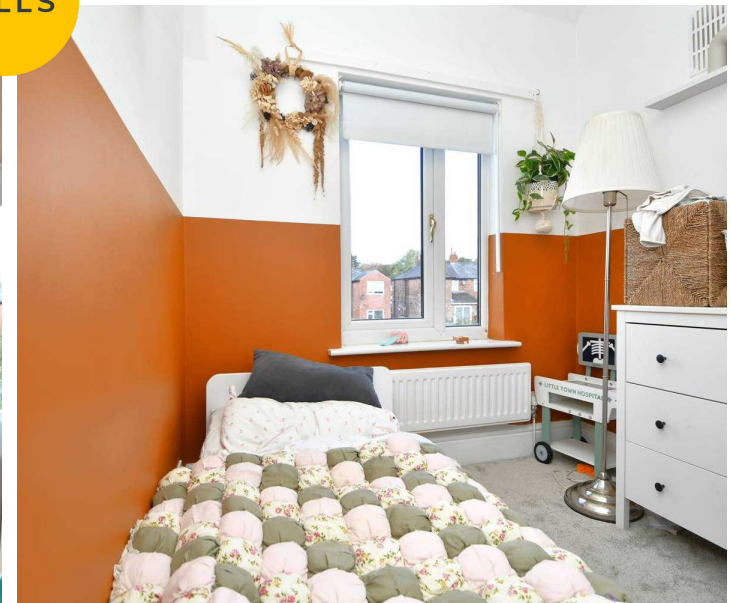
Featuring a three-piece suite including bath, vanity unit with hand wash basin and W.C. Complete with a double glazed window and cushioned flooring.

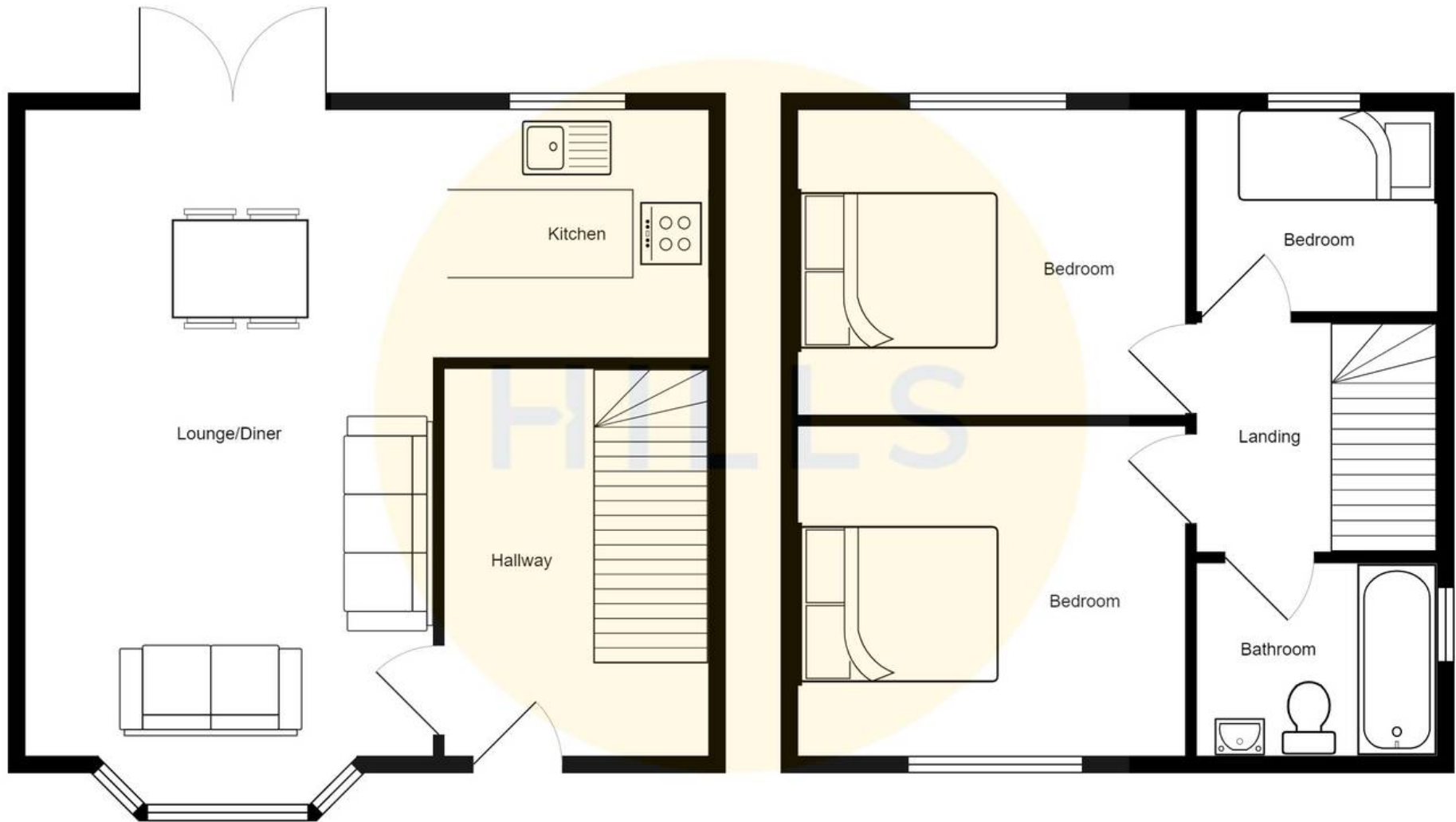
**External**

To the rear of the property is a fence enclosed garden with lawn.



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## Hills | Salfords Estate Agent

Hills Residential, Sentinel House Albert Street - M30 0SS

0161 707 4900

[sales@hills.agency](mailto:sales@hills.agency)

[www.hills.agency/](http://www.hills.agency/)



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