



24 Rowan Close, Rochdale

Offers in Region of £275,000





24 Rowan Close

Rochdale, Rochdale

Tranquil 3-bed semi-detached house with versatile living spaces. Features a lounge, dining room, modern shower room, utility, home office. Charming front garden, private rear garden with patio and lawn. Driveway, detached garage. Ideal for those seeking peaceful retreat. Council Tax band: C

Tenure: Leasehold

- Extended Semi-Detached Dormer Bungalow
- Three Bedrooms
- Lounge & Dining Room
- Modern Shower Room
- Utility Room
- Home Office
- Front & Rear Gardens
- Large Detached Garage
- Family Home
- Cul-De-Sac Location



Vestibule
3' 4" x 3' 7" (1.02m x 1.10m)

Hall

Lounge
16' 8" x 10' 7" (5.09m x 3.22m)

Dining Room
10' 3" x 9' 5" (3.13m x 2.88m)

Kitchen
10' 0" x 7' 4" (3.06m x 2.24m)

Utility Room
6' 10" x 8' 7" (2.08m x 2.61m)

Bedroom Two
14' 7" x 8' 11" (4.45m x 2.71m)

Bedroom Three
10' 4" x 9' 5" (3.15m x 2.87m)

First Floor Landing
8' 3" x 9' 4" (2.51m x 2.85m)

Bedroom One
15' 7" x 10' 7" (4.74m x 3.22m)

Walk In Wardrobe
4' 10" x 8' 10" (1.47m x 2.69m)

Office
5' 0" x 10' 2" (1.52m x 3.09m)

Shower Room
6' 11" x 9' 3" (2.11m x 2.83m)





Garden

Low maintenance front garden with planting pots, planting beds to borders and hedged boundary. Private rear garden with paved patio, lawn, planting beds to borders and fenced boundary.

Driveway

Block paved driveway for multiple vehicles leading to a large detached garage with electric garage door.

Garage

18' 5" x 20' 10" (5.62m x 6.35m)

Revalo Insight

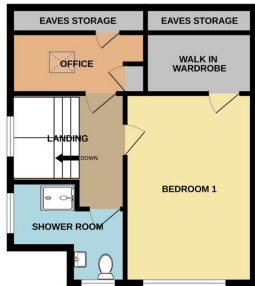
Plot Size - 0.08 acres / Local Authority - Rochdale / Council Tax Band - Band C / Land Registry Title Number - LA339019 / Tenure - Leasehold / Lease Term - 999 years from 1 October 1969 / Lease Term Remaining - 944 years.



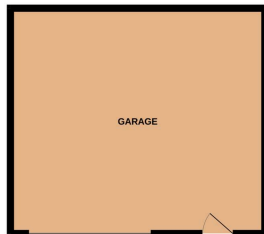
GROUND FLOOR
773 sq. ft. (71.8 sq.m.) approx.



1ST FLOOR
437 sq. ft. (40.6 sq.m.) approx.

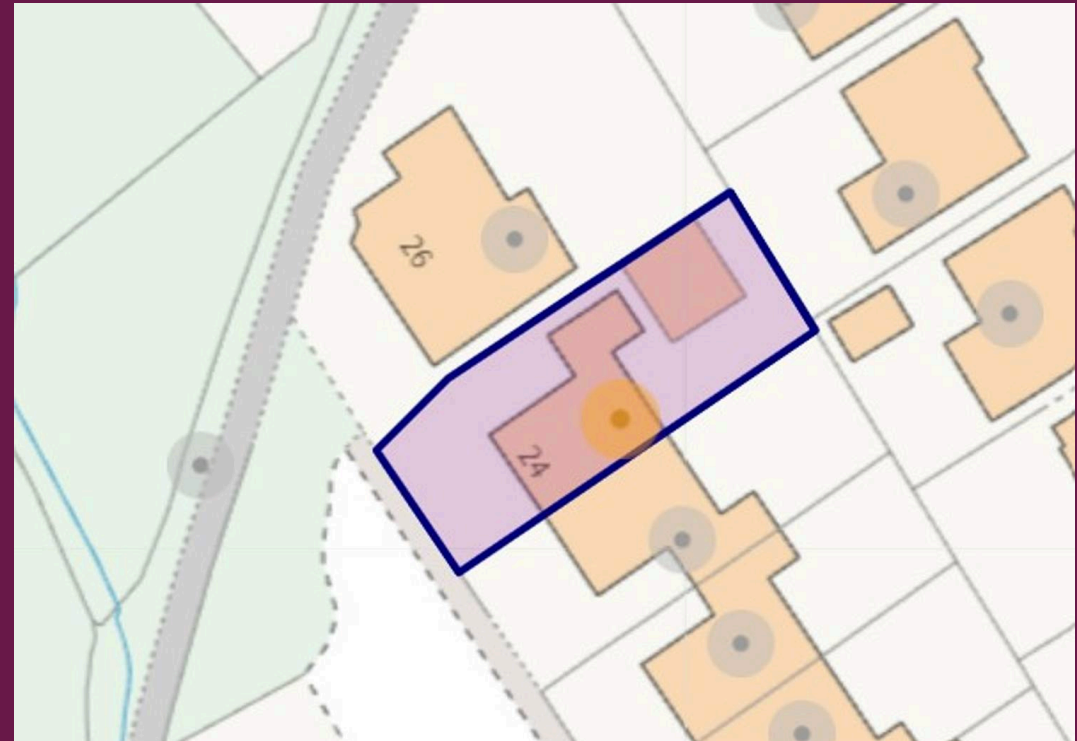


GARAGE
385 sq. ft. (35.8 sq.m.) approx.



TOTAL FLOOR AREA : 1595 sq.ft. (148.2 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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