



Odessa Avenue, Salford

Salford

HILLS

Offers in Region of £300,000

Odessa Avenue

Salford

Potential to Extend Subject to Planning Permission (STPP) A stylish, three bedroom, semi-detached family home boasting a generous corner plot, a driveway and a detached garage to the rear!

Council Tax band: C

Tenure: Freehold

- Stylish Three Bedroom, Semi-Detached Family Home
- Located in the Popular 'O-Zone', Within Walking Distance of Salford Royal Hospital
- Situated on a Generous Corner Plot, with the Potential to Extend Subject to Planning Permission (STPP)
- Within Catchment of Ellesmere Park High School and Close to Several Well-Kept Parks
- Bay-Fronted Lounge
- Additional Lounge Diner Boasting Plenty of Natural Light
- Modern Fitted Kitchen and a Three-Piece Family Bathroom
- Ideal for Professionals and Families Alike!
- Driveway and a Detached Garage to the Rear
- Viewing is Highly Recommended!



Entrance Hallway

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

Lounge

12' 1" x 11' 1" (3.68m x 3.62m)

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

Dining Room

20' 10" x 9' 1" (6.36m x 2.77m)

Complete with four ceiling light points, double glazed bay window, double glazed window and wall mounted radiator. Fitted with laminate flooring.

Kitchen

9' 9" x 8' 8" (2.96m x 2.64m)

Featuring complementary fitted units with integral hob and oven. Complete with ceiling spotlights, double glazed window and wall mounted radiator. Fitted with laminate flooring.

Landing

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

Bedroom One

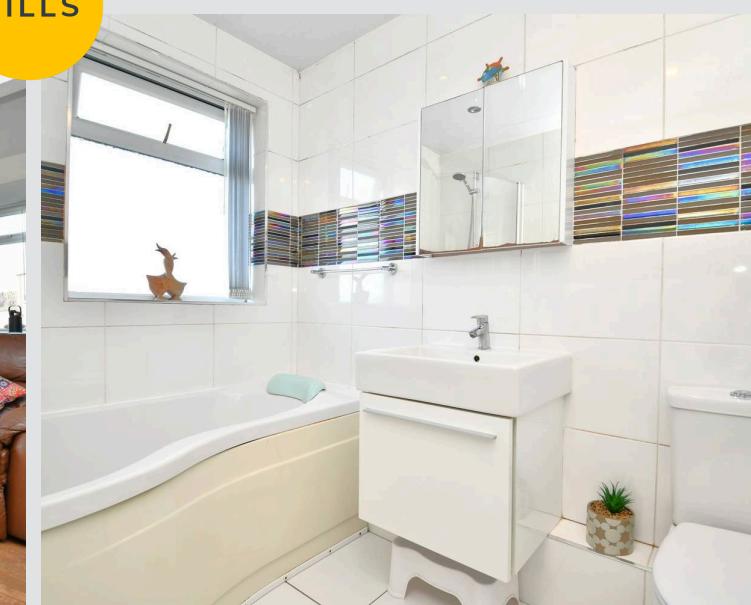
12' 1" x 8' 10" (3.68m x 2.70m)

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

Bedroom Two

12' 8" x 9' 11" (3.86m x 3.02m)

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



Bedroom Three

8' 7" x 7' 5" (2.61m x 2.27m)

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

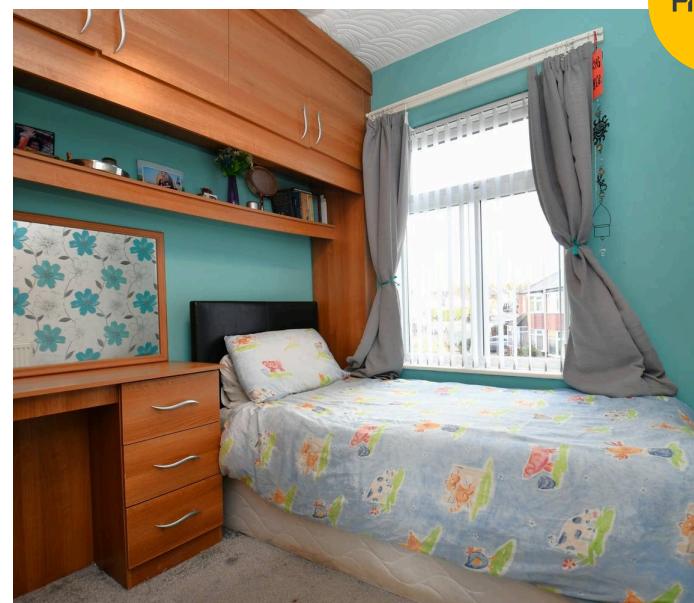
Bathroom

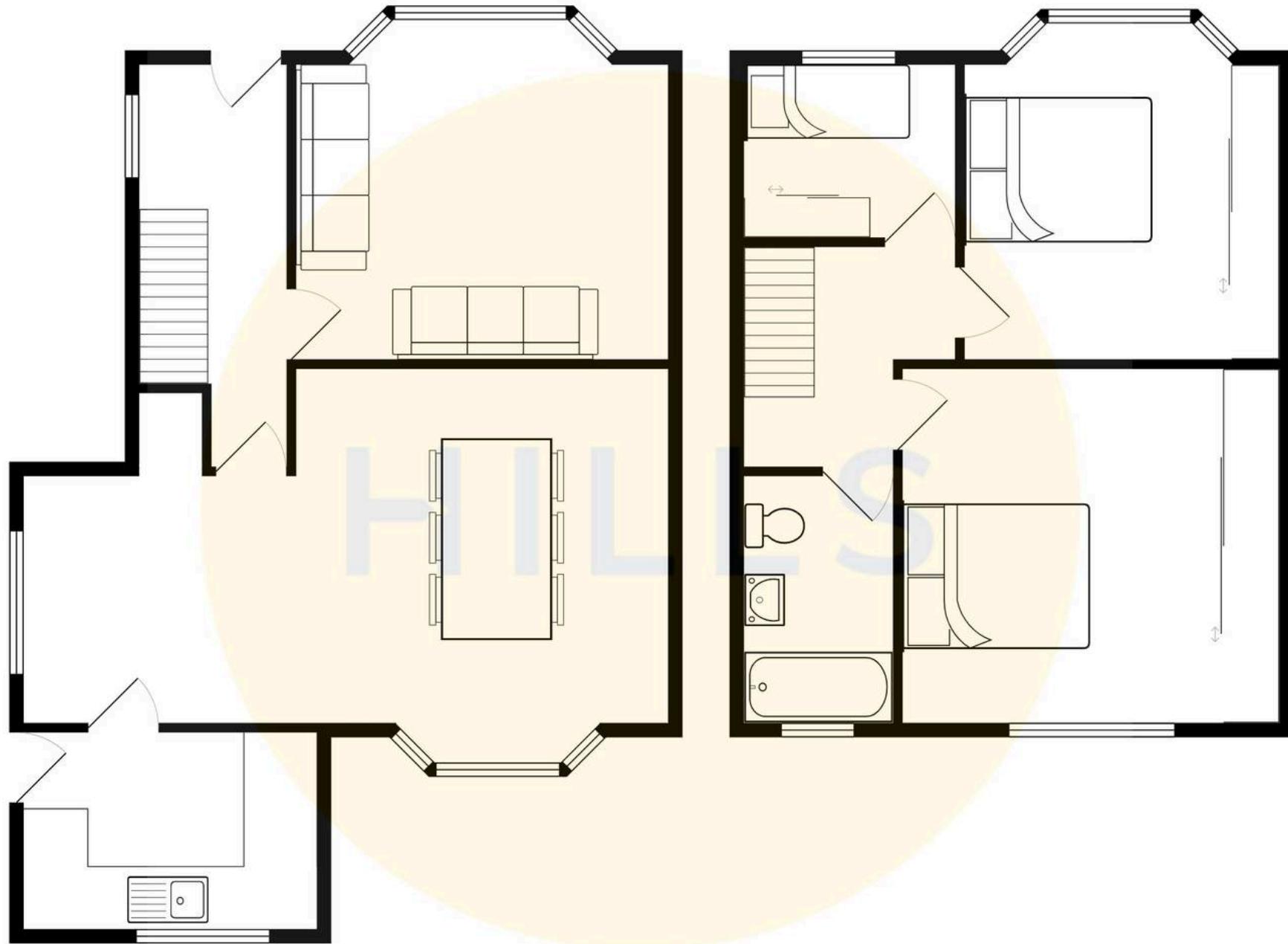
7' 7" x 6' 0" (2.32m x 1.82m)

Featuring a three piece suite including a bath with shower over, hand wash basin and W.C. Complete with ceiling spotlights, double glazed window and wall mounted radiator. Fitted with tiled flooring.

External

Featuring a driveway for two cars with garage. Garden with lawn and paved seating area.







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THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A

Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a

Property are based on information supplied by the Seller. The Agent has not had sight of the title

documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the

availability of this property before travelling any distance to view. Every effort and precaution has been

made to ensure these particulars are correct and not misleading but their accuracy is not guaranteed nor

do they form part of any contract. If there is any point which is of particular importance to you, please

contact us and we will provide any information you require. This is advisable, particularly if you intend to

travel some distance to view the property. The mention of any appliances and services within these

details does not imply that they are in full and efficient working order. These particulars are in draft form

awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only.