



Weymouth Road, Eccles

Manchester

HILLS

Offers in Region of **£270,000**

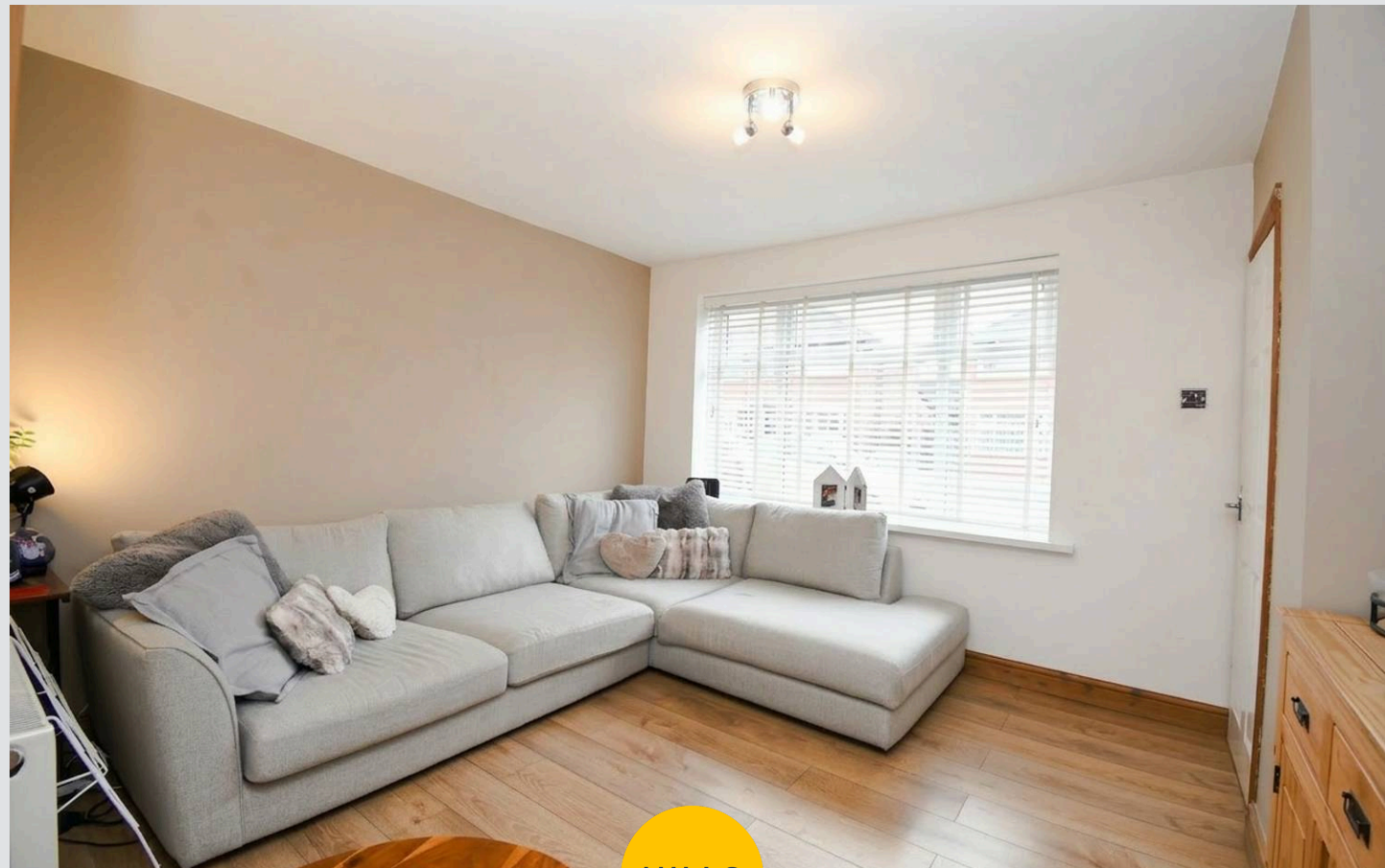
Weymouth Road

Eccles, Manchester

Beautifully presented three bed semi in Winton Village with bright lounge, open-plan kitchen-diner, off-road parking, modern bathroom, and excellent local amenities and schools nearby.
Council Tax band: B

Tenure: Freehold

- Located in the Popular Winton Village, Sandwiched between Monton and Worsley
- Bright and Airy Lounge
- Open Plan Kitchen and Dining Space
- Three Bedrooms
- Three Piece Bathroom Suites
- Potential for Further Development
- Off Road Parking for Multiple Cars to the Front
- Fabulous First Time Buy
- Catchment For Outstanding Schooling



HILLS



Lounge

12' 5" x 11' 1" (3.79m x 3.38m)

Kitchen/Diner

12' 5" x 10' 2" (3.79m x 3.10m)

Landing**Bedroom One**

7' 1" x 6' 0" (2.16m x 1.83m)

Bedroom Two

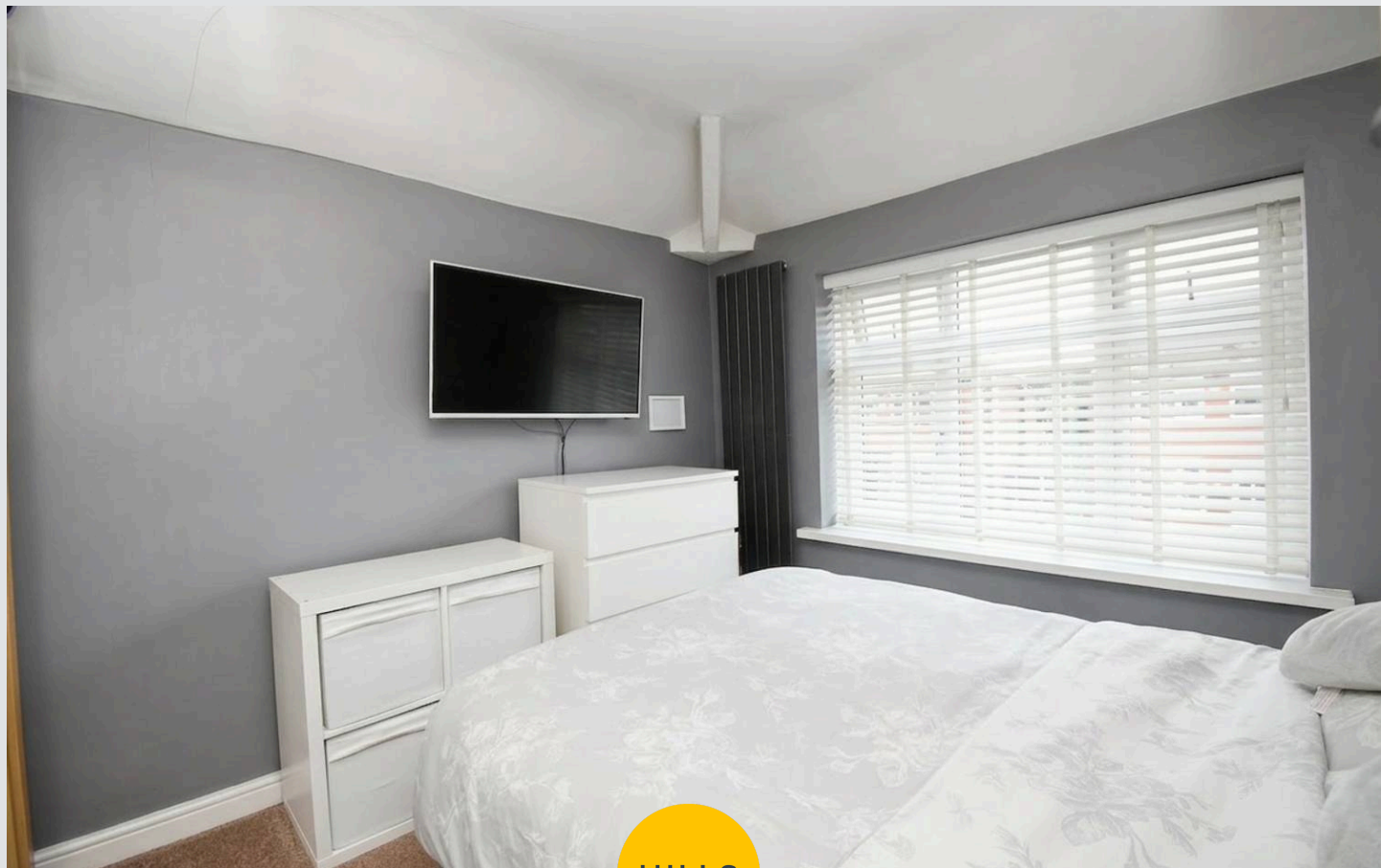
9' 7" x 9' 3" (2.92m x 2.82m)

Bedroom Three

7' 1" x 6' 0" (2.16m x 1.83m)

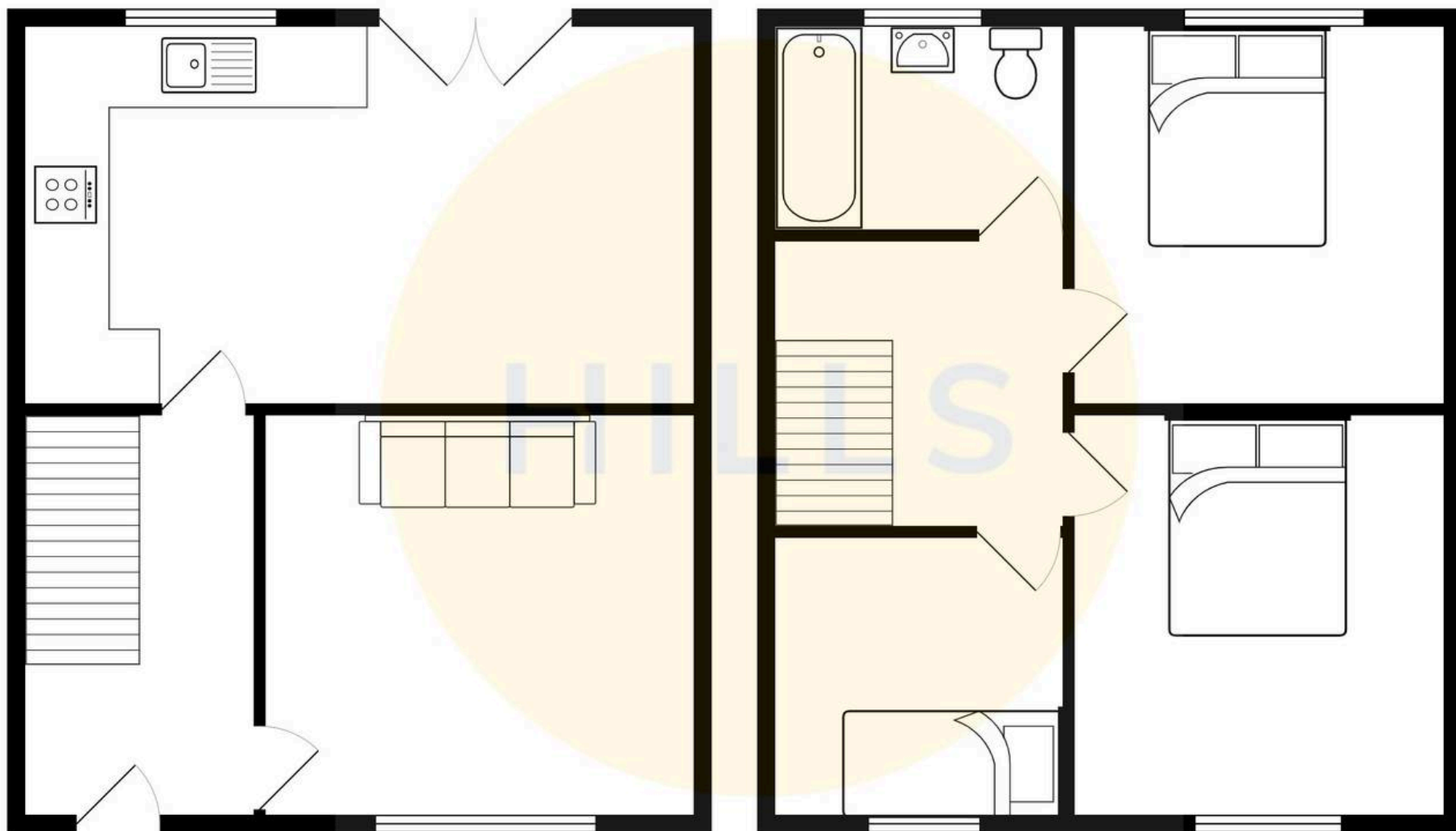
Bathroom

6' 3" x 6' 0" (1.91m x 1.83m)



HILLS







Hills | Salfords Estate Agent

Hills Residential, Sentinel House Albert Street – M30 0SS

0161 707 4900

sales@hills.agency

www.hills.agency/



By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. A non-refundable fee of £45 + VAT per person will apply, and Coadjute will handle the payment. Once an offer is accepted, Coadjute will send a secure link for you to complete the biometric checks. These checks must be completed before we can send the memorandum of sale to all parties. PLEASE NOTE: The Agent has not tested any equipment, fixtures, fittings or services so cannot verify that they are in working order or fit for the purpose. References to the properties tenure are based on information supplied by the seller. You are advised to check the availability of this property before travelling any distance to view. Every effort 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.