HUNTERS®

HERE TO GET *you* THERE



Whitelees Road

Littleborough, OL15 8ES

£89,950

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Council Tax: A





171a Whitelees Road

Littleborough, OL15 8ES

£89,950







Lounge

15'11" x 14'11" (4.86m x 4.56m)
This bright and airy lounge offers a welcoming space with a large window that lets in plenty of natural light. The neutral walls and wood-effect flooring create a warm, inviting atmosphere. Its layout allows easy access to the kitchen and other areas, making it a versatile living area.

Kitchen

7'4" x 7'4" (2.25m x 2.25m)
The kitchen is compact yet practical, featuring a range of white cabinets with wood-effect worktops and modern fixtures including a built-in oven and gas hob with an extractor hood above. A window allows natural light to brighten the room, and tiled flooring adds a clean, contemporary feel. The kitchen offers all the essentials within a well-arranged space suitable for everyday cooking needs.

Bedroom

13' max x 13'5" (3.96m max x 4.08m)
This bedroom benefits from a generous amount of natural light through a large window. A built-in wardrobe offers practical storage, helping to maintain a tidy and orderly space.

Bathroom

8'6" x 5' (2.58m x 1.52m)
The bathroom includes a white bath, a toilet, and a pedestal basin. The angled ceiling adds character to the space, and a heated towel rail completes the practical bathroom area.

Material Information - Littleborough

Tenure Type; LEASHOLD
Leasehold Years remaining on lease; 844
Leasehold Annual Service Charge Amount £0
Leasehold Ground Rent Amount; £4.00
Council Tax Banding; ROCHDALE COUNCIL BAND A


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Road Map



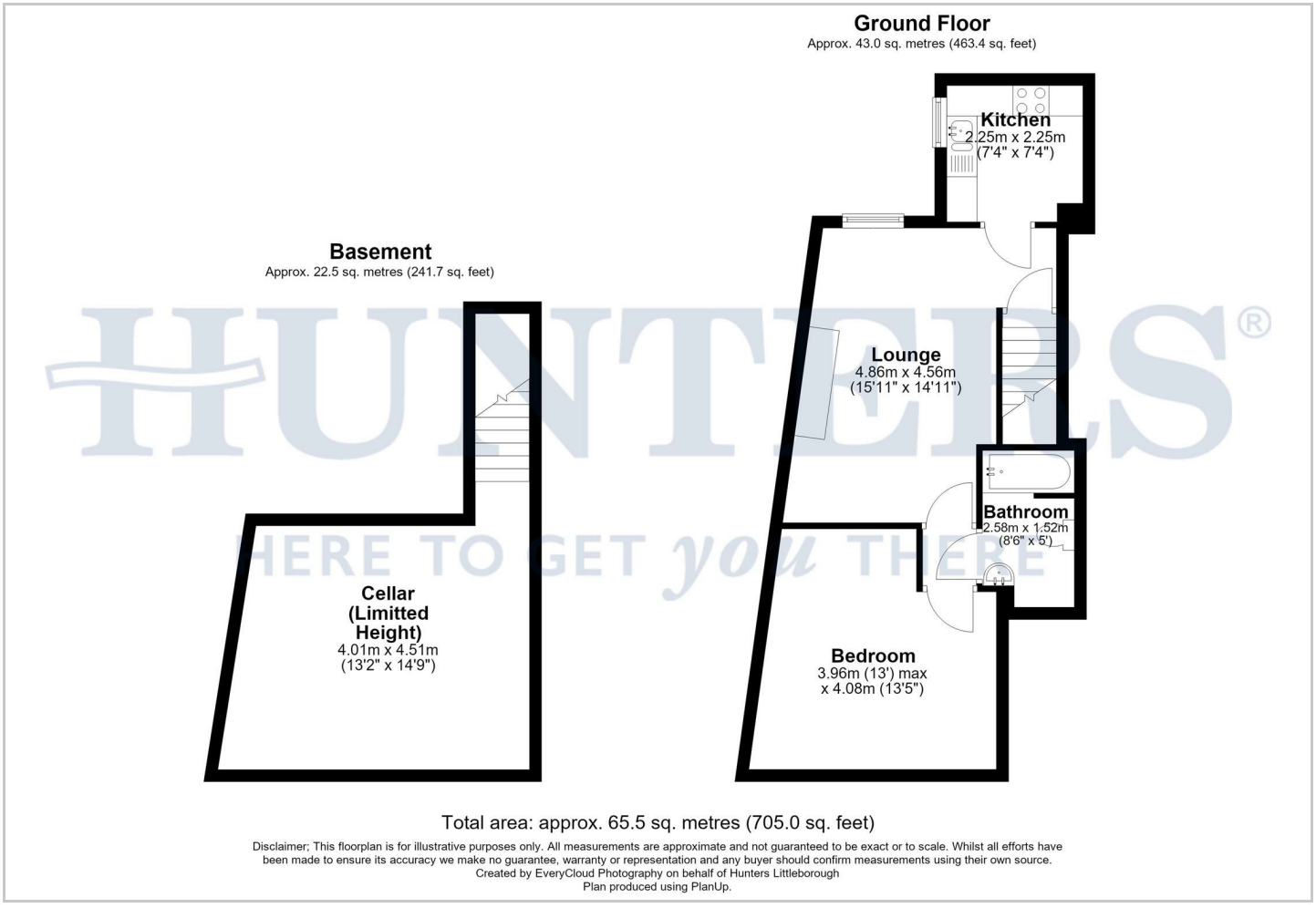
Hybrid Map



Terrain Map



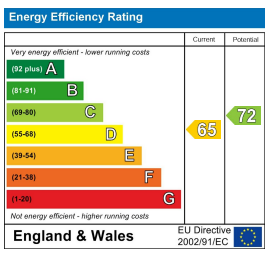
Floor Plan

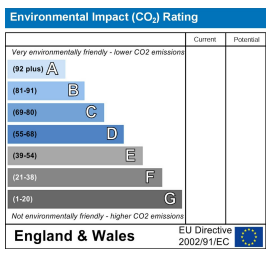


Viewing

Please contact our Hunters Littleborough Office on 01706 390 500 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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