



Newstead Avenue

Ashton-Under-Lyne, OL6 8XB

Asking Price £315,000



We are pleased to offer this generously sized property five bedroom semi detached family property located on the popular and well regarded Hartshead Estate in Ashton-Under-Lyne, situated on a quiet cul de sac close to local amenities, services, public transport links and schools.

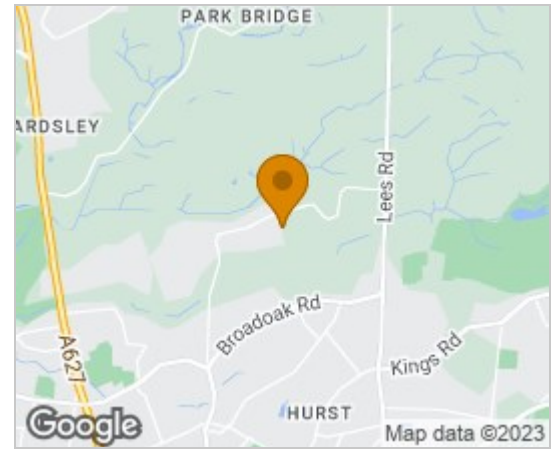
To the ground floor, entrance porch leading into the entrance hallway, lounge leading to the lovely family feeling open plan kitchen/dining area and family seating area, whilst to the first floor there are five bedrooms, a family bathroom with seperate WC. To the outside there is parking for two/three vehicles with access to a garage and a lovely garden to the rear. The property is further complimented by gas central heating & Upvc double glazing throughout

EPC to follow



- LIVING ROOM 17'0" x 11'9" (5.20 x 3.6)
- KITCHEN/DINER 17'0" x 8'11" (5.20 x 2.74)
- UTILITY ROOM 8'11" x 7'10" (2.74 x 2.4)
- BEDROOM 1 9'0" x 9'1" (2.76 x 2.77)
- BEDROOM 2 11'0" x 9'1" (3.37 x 2.77)
- BEDROOM 3 8'0" x 11'1" (2.45 x 3.38)
- BEDROOM 4 11'1" x 7'11" down to 4'11" (3.38 x 2.43 down to 1.5)
- BEDROOM 5 6'0" x 6'11" (1.84 x 2.13)

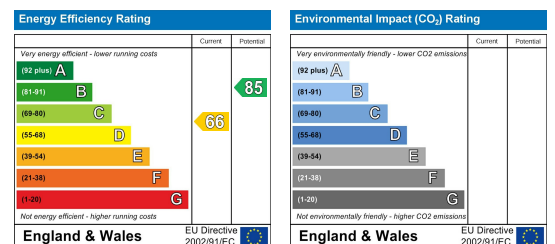
Area Map



Floor Plans



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.