

HUNTERS[®]

HERE TO GET *you* THERE



Cotswold Avenue

Chadderton, Oldham, OL9 8PJ

Offers Over £100,000



Situated in a convenient location this true bungalow comprising lounge, kitchen, bedrooms and bathroom. The property also benefits from gas central heating and Upvc double glazing. Externally there is a driveway to the front with enclosed garden to the rear. EPC Rating C.



Lounge 10'9" x 10'5" (3.3m x 3.2m)
Upvc double glazed window & door, radiator.

Kitchen 9'6" x 7'10" (2.9m x 2.4m)
Fitted base units with work surfaces and tiled splashback.
Upvc double glazed window & door.

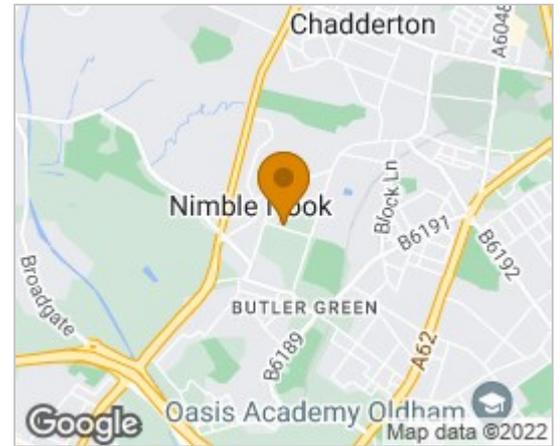
Bedroom 9'6" x 7'10" (2.9m x 2.4m)
Upvc double glazed window, radiator.

Bathroom 7'10" x 4'11" (2.4m x 1.5m)
3 piece suite comprising bath with shower over, wash hand basin and low level wc. Upvc double glazed window, radiator.

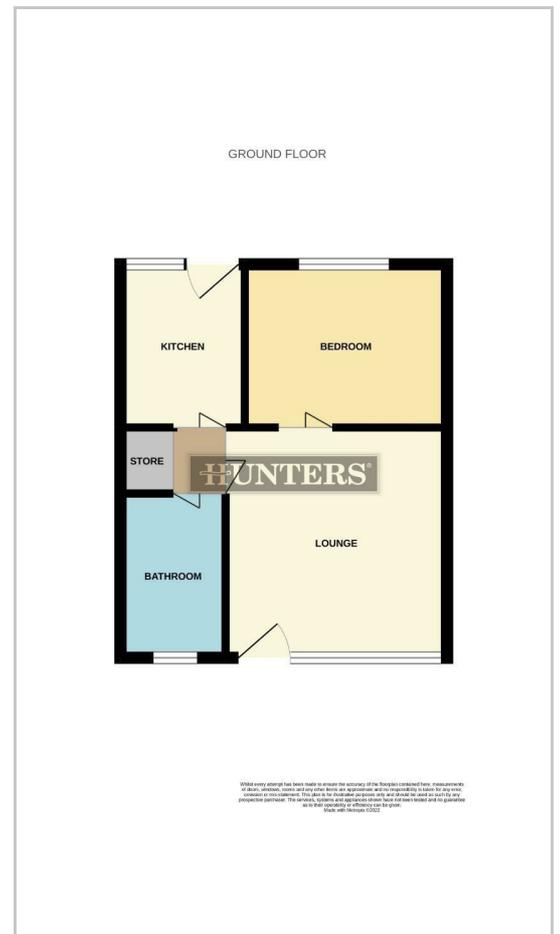
Externally
Driveway to the front and enclosed garden to the rear.

Material Information - Oldham
Tenure Type; FREEHOLD
Leasehold Years remaining on lease;
Leasehold Annual Service Charge Amount £
Leasehold Ground Rent Amount, Uplift %, Rent Review Period;
Council Tax Banding; A

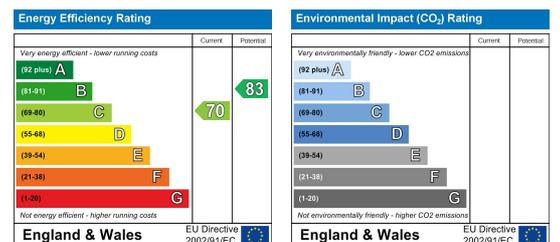
Area Map



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.

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