



Neild Street

Oldham, OL8 1QG

Price £260,000



- MODERN DETACHED
- EN-SUITE
- UPVC DOUBLE GLAZING
- ENCLOSED REAR GARDEN

- 3 BEDROOMS
- GAS CENTRAL HEATING
- DRIVEWAY
- EPC RATING B

Neild Street

Oldham, OL8 1QG

Price £260,000



Modern detached family home situated in a convenient location the internal accommodation comprises entrance hallway, guest wc, lounge, kitchen diner, 3 bedrooms (en-suite to master) and family bathroom. The property also benefits from gas central heating and Upvc double glazing. Externally there is a drive to the side and enclosed garden to the rear.

Entrance Hallway

Radiator, storage cupboard, stairs leading to first floor landing.

Guest WC

Low level wc, wash hand basin, radiator, Upvc double glazed window.

Lounge

16'8" x 9'6" (5.1m x 2.9m)

Dual aspect with Upvc double glazed window to the front and Upvc French doors leading to rear garden, radiator.

Kitchen Diner

16'8" x 9'6" (5.1m x 2.9m)

Fitted wall and base units with work surfaces, double oven, 5 ring gas hob with extractor hood. Integrated washing machine and fridge freezer. Radiator, Upvc double glazed window to the front and Upvc French doors leading to rear garden.

Bedroom 1

12'1" x 9'6" (3.7m x 2.9m)

Fitted wardrobes, Upvc double glazed window, radiator.

En Suite

3 piece suite comprising shower enclosure, wash hand basin and low level wc. Upvc double glazed window, radiator.

Bedroom 2

10'2" x 8'6" (3.1m x 2.6m)

Fitted wardrobes, Upvc double glazed window, radiator.

Bedroom 3

7'10" x 6'6" (2.4m x 2.0)

Upvc double glazed window, radiator.

Bathroom

4 piece suite comprising shower enclosure, bath, wash hand basin and low level wc. Upvc double glazed window, radiator.

Externally

Driveway to the side and enclosed garden to the rear.

Material Information - Oldham

Tenure Type; Leasehold

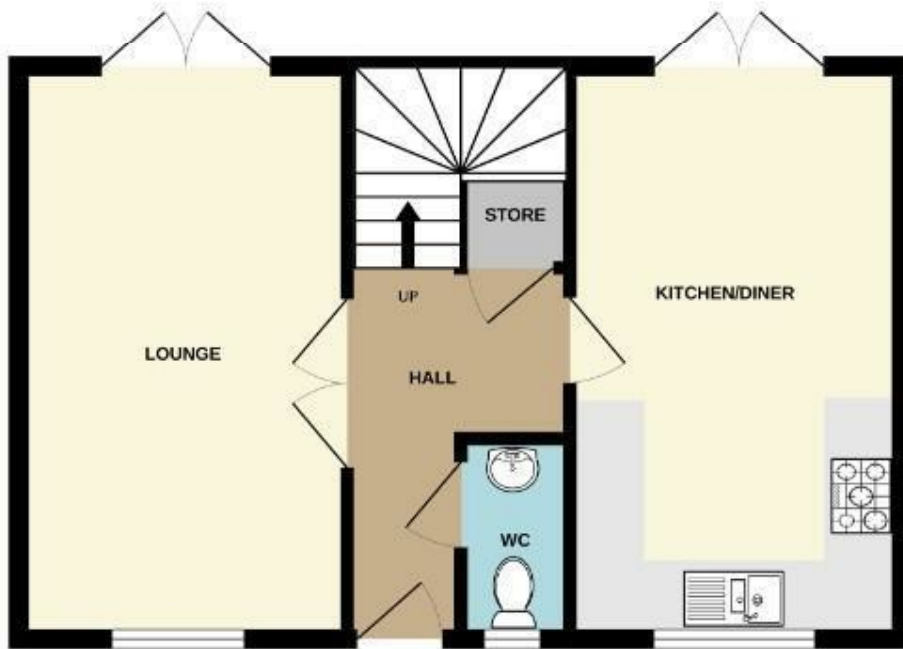
Leasehold Years remaining on lease;239

Leasehold Annual Service Charge Amount £

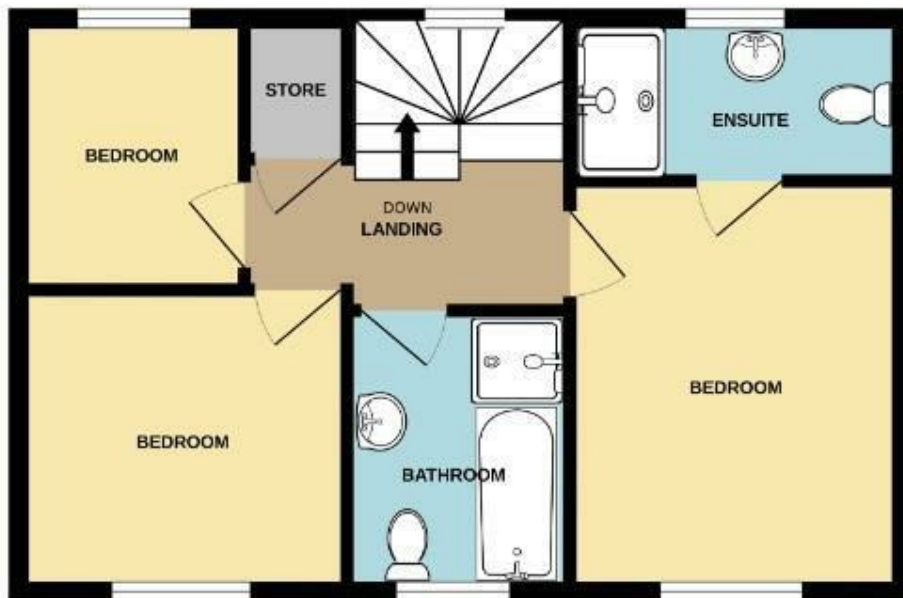
Leasehold Ground Rent Amount, £200

Council Tax Banding; D

GROUND FLOOR



1ST FLOOR
HUNTERS[®]



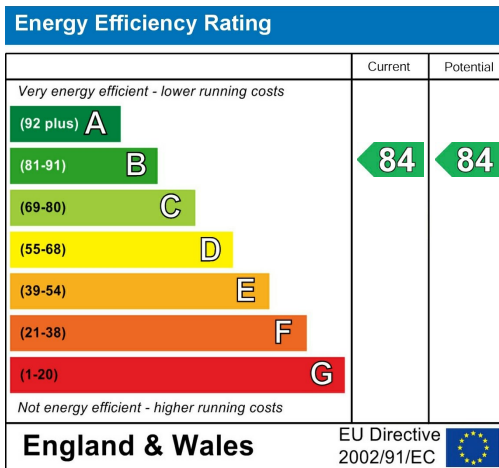
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2022







Energy Efficiency Graph



Viewing

Please contact our Hunters Oldham Office on 0161 669 4833 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





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.

832 Hollins Road, Oldham, OL8 4SR
Tel: 0161 669 4833 Email:
oldham@hunters.com <https://www.hunters.com>

