



9 Alder Close

, Ashton-Under-Lyne, OL6 8XR

Offers invited £299,999

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NEW TO THE MARKET – FOUR-BEDROOM SEMI-DETACHED FAMILY HOME IN ASHTON-UNDER-LYNE – OFFERS INVITED!

Urban Estates are delighted to present this spacious four-bedroom semi-detached family home, situated in a quiet residential cul-de-sac in Ashton-under-Lyne.

Offering generous living space and versatile accommodation, this property is ideal for families seeking a comfortable home with excellent flexibility. Highlights include three reception areas, an impressive 25ft dining room, a fitted kitchen, separate utility room and driveway parking for multiple vehicles.

Property Features:

Four-bedroom semi-detached family home

Quiet cul-de-sac location in Ashton-under-Lyne

Spacious lounge

Impressive 25ft dining room

Three reception areas offering flexible living space

Fitted kitchen and separate utility room

Additional reception room, ideal as a home office, family room or fourth bedroom

Two fitted double bedrooms and one single bedroom

Family bathroom





Double glazing and gas central heating

Well-maintained front garden

Private driveway with parking for multiple vehicles

Accommodation

The ground floor comprises an entrance porch, welcoming hallway, spacious lounge, generous 25ft dining room, fitted kitchen, separate utility room and an additional versatile reception room.

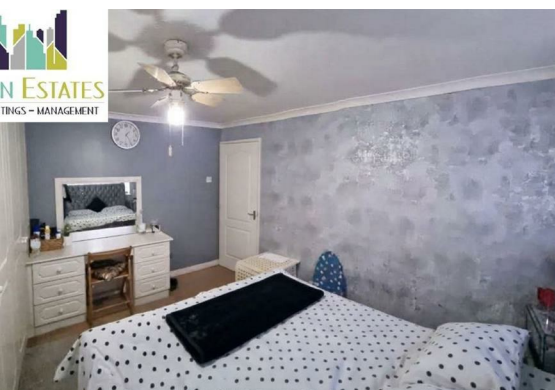
Upstairs, there are two fitted double bedrooms, a further single bedroom and a family bathroom.

Externally, the property benefits from a well-maintained front garden and a private driveway providing off-road parking for several vehicles.

With its spacious interiors, flexible reception rooms and peaceful residential setting, this property offers an excellent opportunity for families and buyers looking for a well-proportioned home in Ashton-under-Lyne.

OFFERS INVITED – CONTACT URBAN ESTATES TODAY TO ARRANGE YOUR VIEWING.

Please reply to this advert to arrange a viewing.



Floor Plan



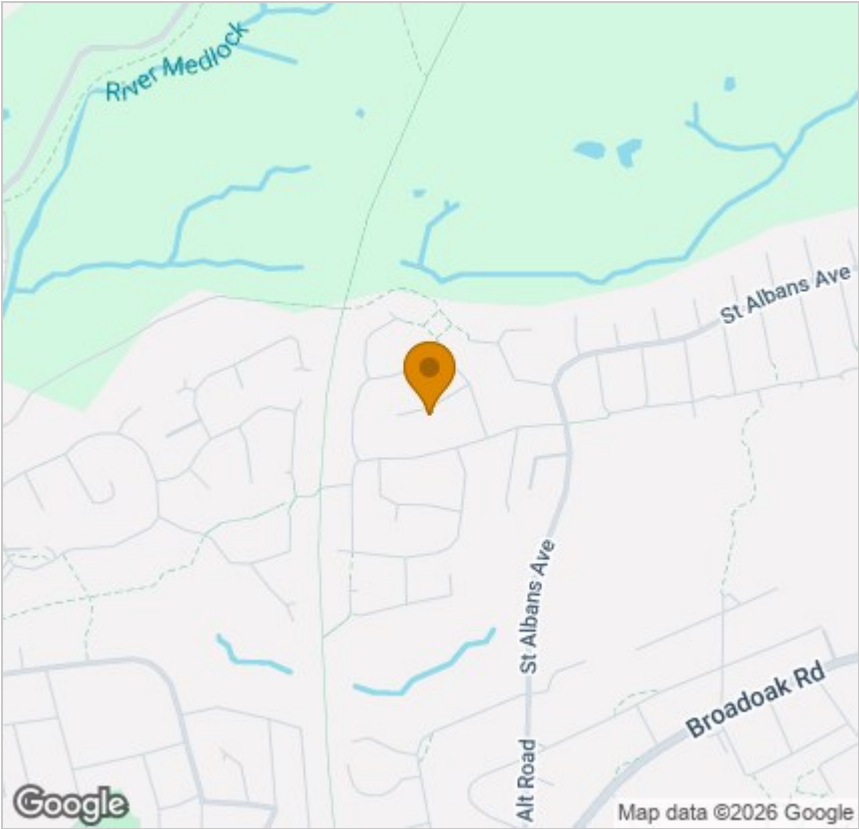
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

