

Parrin Lane, Eccles

Manchester



£250,000

Parrin Lane

Eccles, Manchester

Impeccably renovated three bedroom end terrace in sought-after location between Worsley & Monton. Stylish interior with period features, modern kitchen & shower room. Low-maintenance gardens, off-road parking with charging point. Ideal for families & first-time buyers. A turnkey home ready for new owners.

Council Tax band: A

Tenure: Leasehold

- Stunning Period End of Terrace, Perfectly Positioned Between Monton & Worsley villages
- Undergone Full renovation During the Last Four Years
- Bay fronted Lounge & Dining Room Separated by Glass Internal French Doors
- Newly Fitted Kitchen with Integrated Appliances Installed in 2022
- Three Generous Bedrooms
- Contemporary shower Room Updated in 2022
- Low Maintenance Front & Sun Drenched Rear Garden
- Off Road Parking with Electrical Charging Point to the Rear
- Show Home Standard Throughout, Ready to Move Straight In, Perfect for Families & First Time Buyers



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Entrance Hallway

A welcoming entrance hallway entered via a hardwood front door. Complete with a ceiling light point, wall mounted radiator and oak flooring.

Lounge

13' 9" x 10' 6" (4.19m x 3.20m)

Featuring a built in cupboard and shelving with gas fire. Complete with a ceiling light point, double glazed window and column radiator. Fitted with oak herringbone flooring.

Kitchen

11' 7" x 8' 5" (3.53m x 2.57m)

Featuring modern wall and base units with composite sink, integral electric hob and oven. Space for a washing machine, dishwasher and fridge freezer. Integral boiler. Complete with ceiling spotlights, double glazed window and French doors. Fitted with oak herringbone flooring.

Dining Room

12' 8" x 11' 2" (3.86m x 3.40m)

Featuring open fire with tiled hearth and storage under the stairs. Complete with a ceiling light point, double glazed window and column radiator. Fitted with oak herringbone flooring.

Landing

Complete with built in storage and wool carpet flooring. Access to the loft via a drop down ladder.

Bedroom One

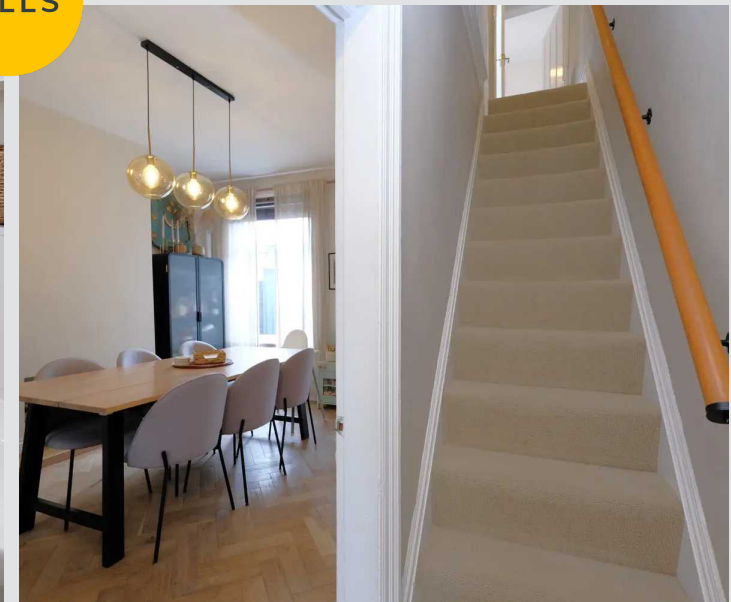
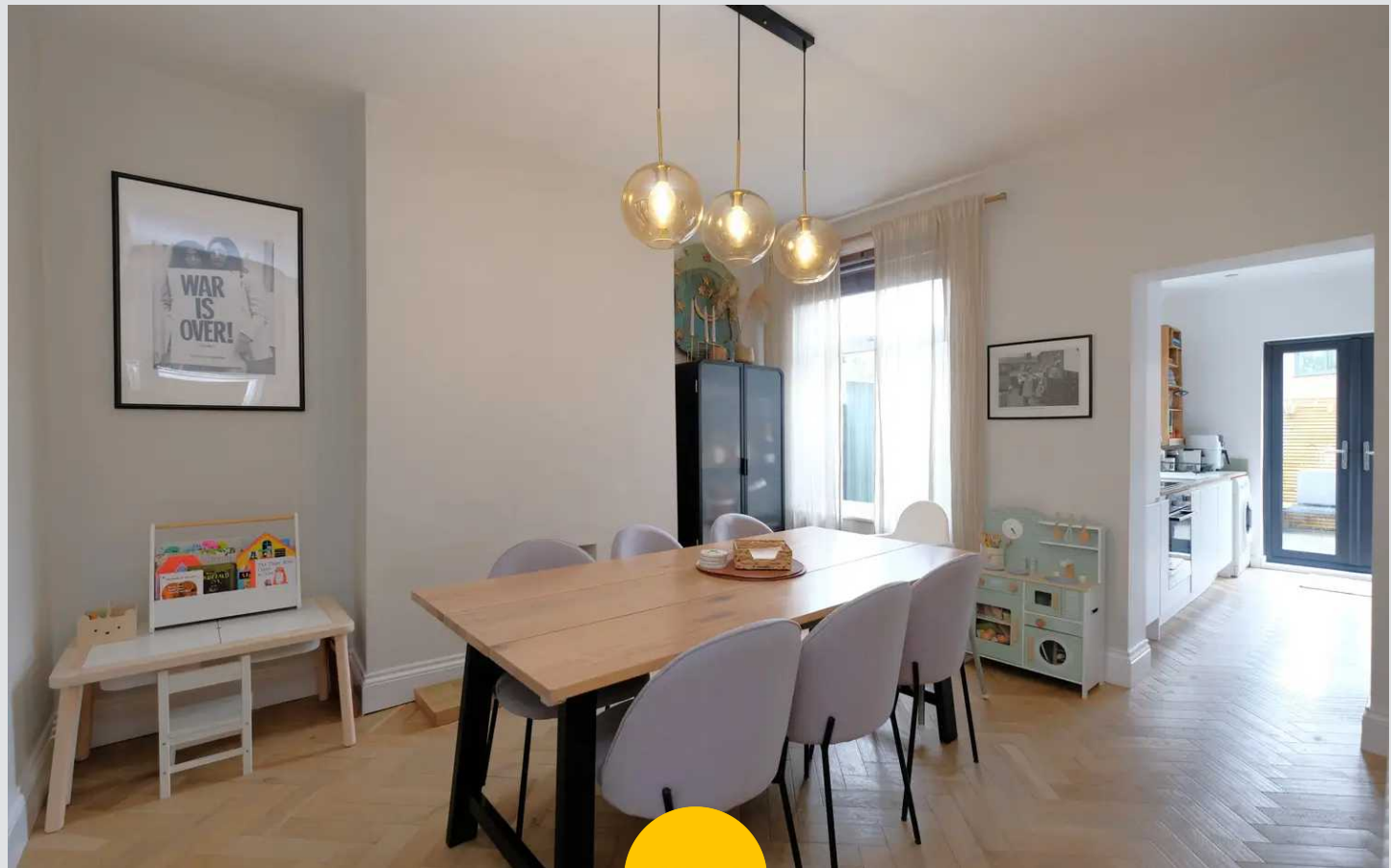
14' 3" x 11' 2" (4.34m x 3.40m)

Featuring an original fire with cast iron surround. Complete with a ceiling light point, two double glazed windows and wall mounted radiator. Fitted with wool carpet.

Bedroom Two

12' 9" x 9' 2" (3.89m x 2.79m)

Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with hardwood flooring.



Bedroom Three

8' 5" x 8' 8" (2.57m x 2.64m)

Complete with a ceiling light point, double glazed window and wall mounted radiator. Storage hatch. Fitted with wool carpet flooring.

Bathroom

5' 4" x 4' 3" (1.63m x 1.30m)

Featuring a shower cubicle, hand wash basin and W.C. Complete with a ceiling light point, double glazed window and heated towel rail. Fitted with tiled walls and flooring.

Externally

To the rear of the property is a fence enclosed garden with Indian stone paving and decorative stone. Gated rear access. Parking to the rear and electric charging point.

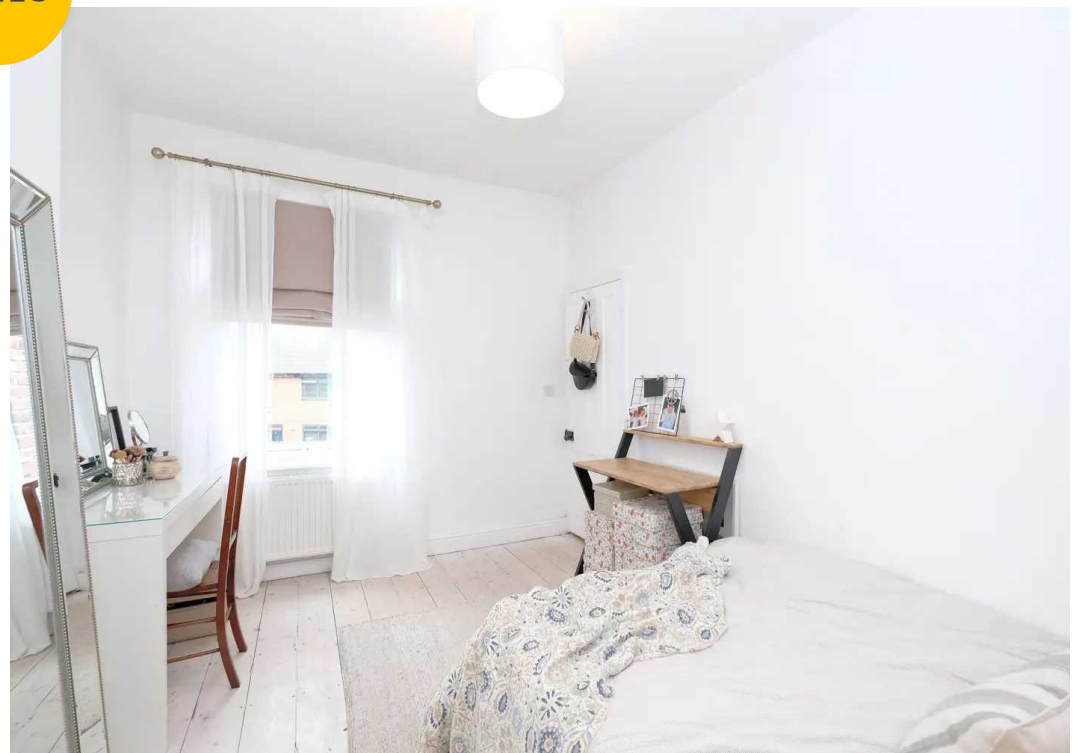


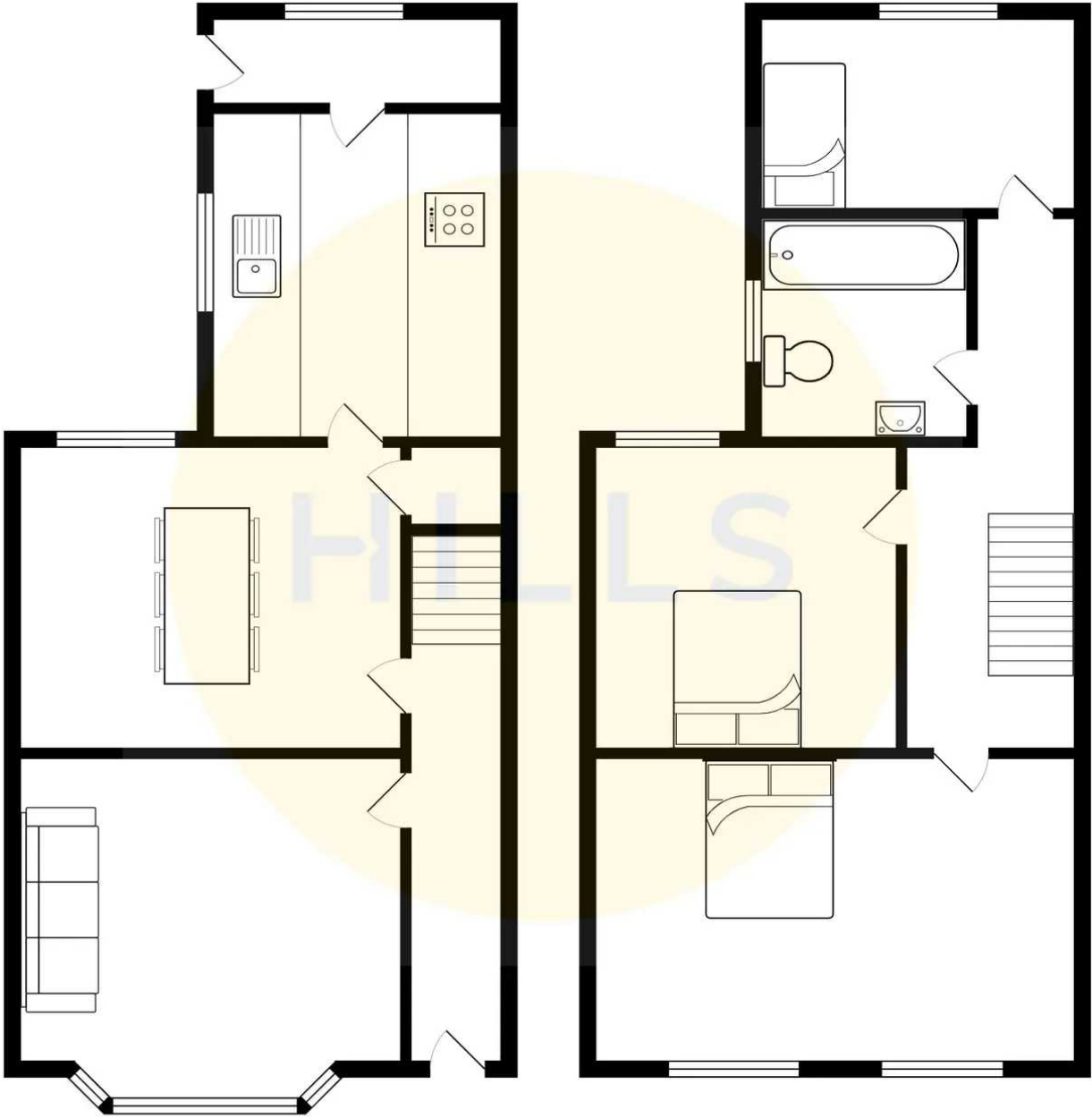
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