



Montgomery Street, Eccles

Manchester



In Excess of £350,000

Montgomery Street

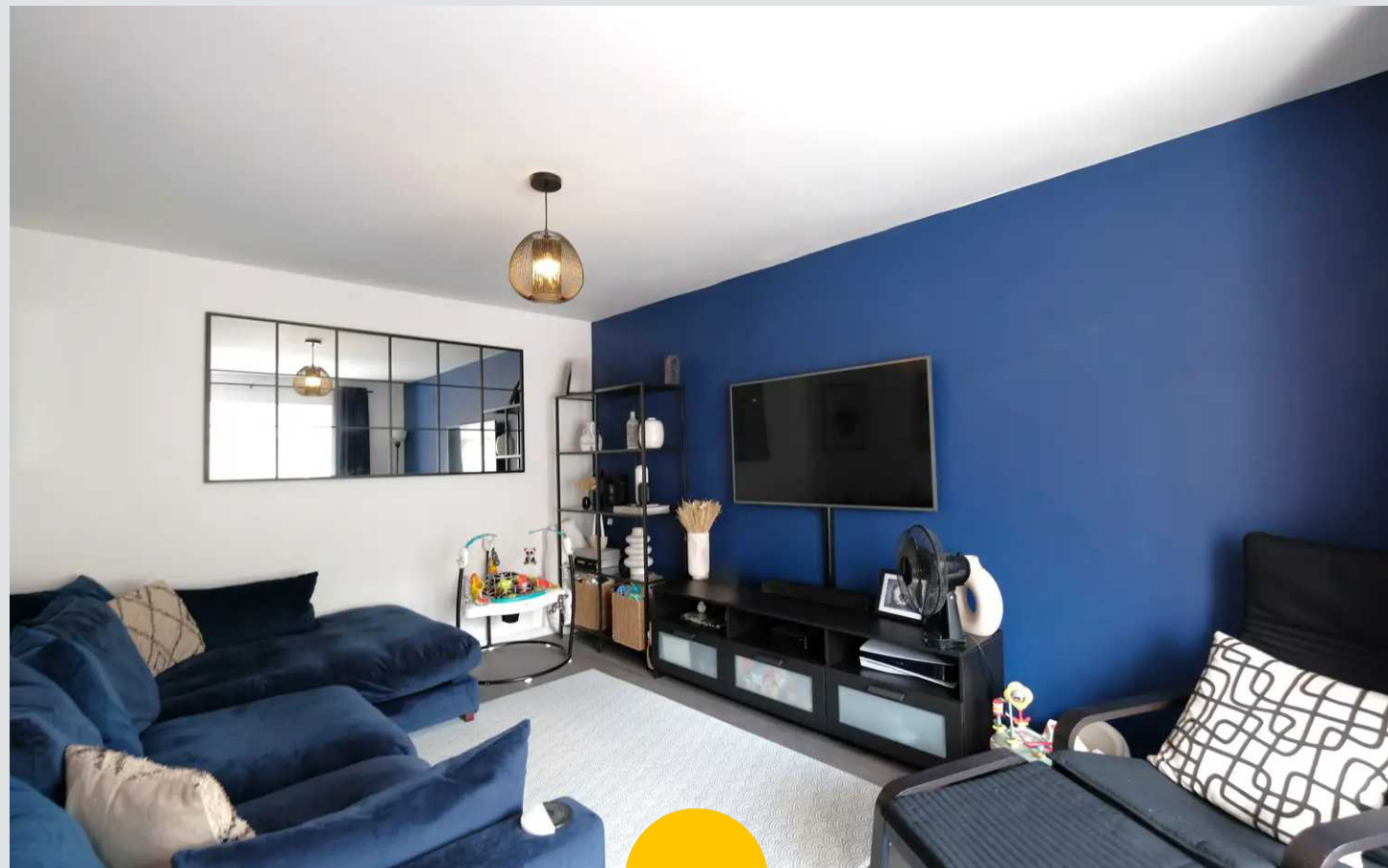
Eccles, Manchester

Charming three bed semi-detached house in Havenswood development. Modern open plan living with bay fronted lounge, three double beds, garage, and sunny garden. Ideal for families, close to amenities and schools. Tranquil setting, excellent transport links.

Council Tax band: C

Tenure: Freehold

- Tucked Away within the Desirable Havenswood Development
- Fantastic First Buy or Family Home
- Bay Fronted Lounge
- Light & Airy Open Plan Kitchen, Living & Dining Space with Utility Cupboard
- Three Double Bedrooms
- Family Bathroom, Guest W.C. & En suite to Master
- Off Road Parking for Multiple Cars & Fully Insulated Garage
- Garden to the Rear that Benefits from the Sun



Entrance Hallway

Featuring a ceiling light point, power point, radiator. Complete with a composite front door. Fitted with luxury vinyl tiled flooring.

Lounge

15' 9" x 10' 3" (4.80m x 3.12m)

Featuring ceiling light point, power point, radiator, double glazed bay window. Fitted with luxury vinyl tiled flooring.

Downstairs W/C

6' 3" x 3' 1" (1.91m x 0.94m)

Featuring ceiling light point, radiator, double glazed window. Fitted with luxury vinyl tiled flooring.

Kitchen/Diner

17' 3" x 15' 0" (5.26m x 4.57m)

Featuring modern wall and base units with integral fridge freezer, dishwasher, electric oven and grill, stainless steel sink. Complete with ceiling spotlights, radiator, two double glazed windows, French doors, three velux windows. Utility cupboard with ceiling light point, boiler, washer/dryer. Fitted with luxury vinyl tiled flooring.

Landing

Featuring ceiling light point, radiator, double glazed window, power point, loft access, ventilation unit. Complete with storage cupboard.

Bedroom One

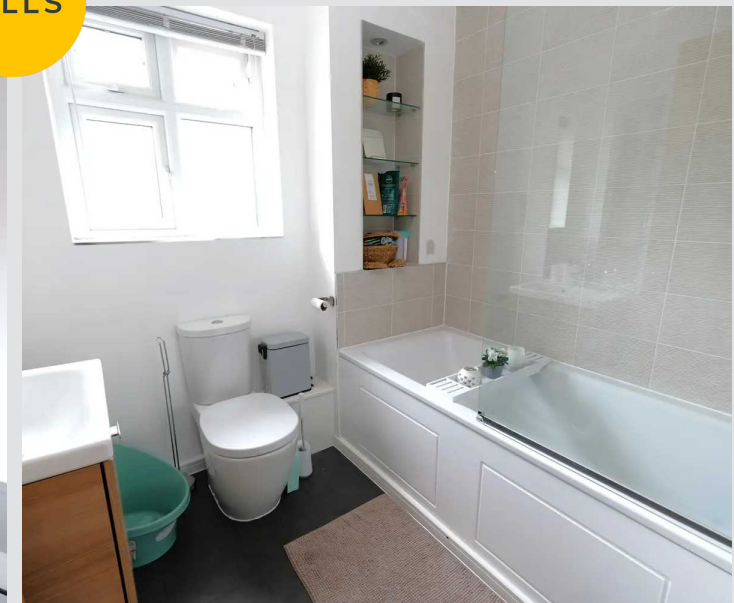
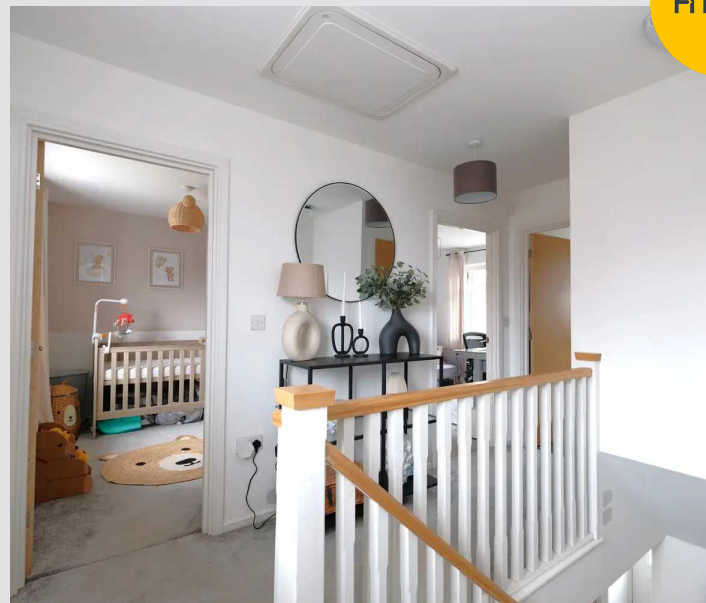
15' 6" x 9' 0" (4.72m x 2.74m)

Featuring a ceiling light point, side light point, radiator, power point, double glazed window. Fitted with carpet flooring.

En-suite

6' 4" x 5' 3" (1.93m x 1.60m)

Featuring a lovely vanity unit with hand wash basin, w/c and shower. Including heated towel rail. Complete with ceiling spotlights, double glazed windows, part tiled walls. Fitted with laminate flooring.



Bedroom Two

10' 4" x 9' 9" (3.15m x 2.97m)

Featuring a ceiling light point, side light point, radiator, power point, double glazed window. Fitted with carpet flooring.

Bedroom Three

9' 9" x 8' 1" (2.97m x 2.46m)

Featuring a ceiling light point, side light point, radiator, power point, double glazed window. Fitted with carpet flooring.

Bathroom

7' 1" x 6' 4" (2.16m x 1.93m)

Featuring a three - piece suite including hand wash basin, w/c, bath with a shower overhead. Complete with a vanity unit, part tiled walls, double glazed windows. Fitted with laminate flooring.

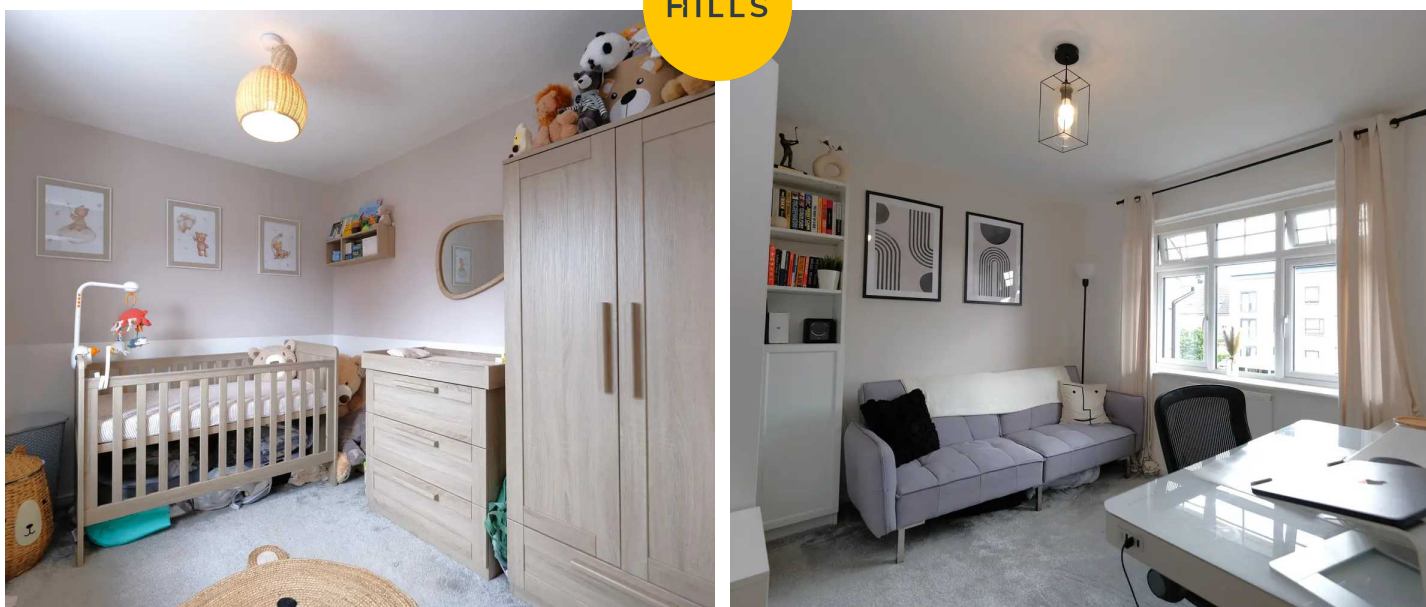
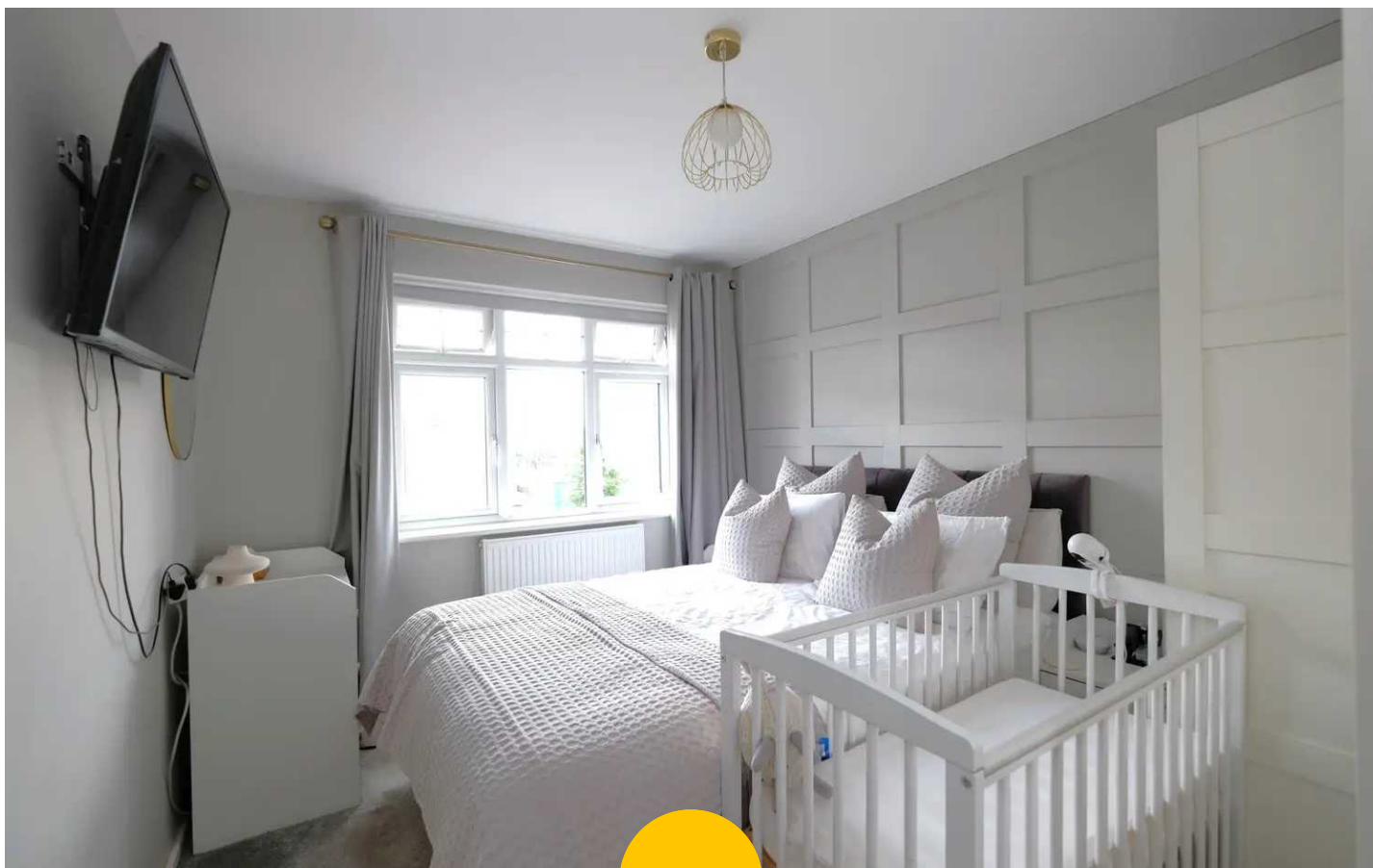
Garage

18' 9" x 8' 9" (5.72m x 2.67m)

Featuring a fully insulated garage, ceiling light point, power point.

External

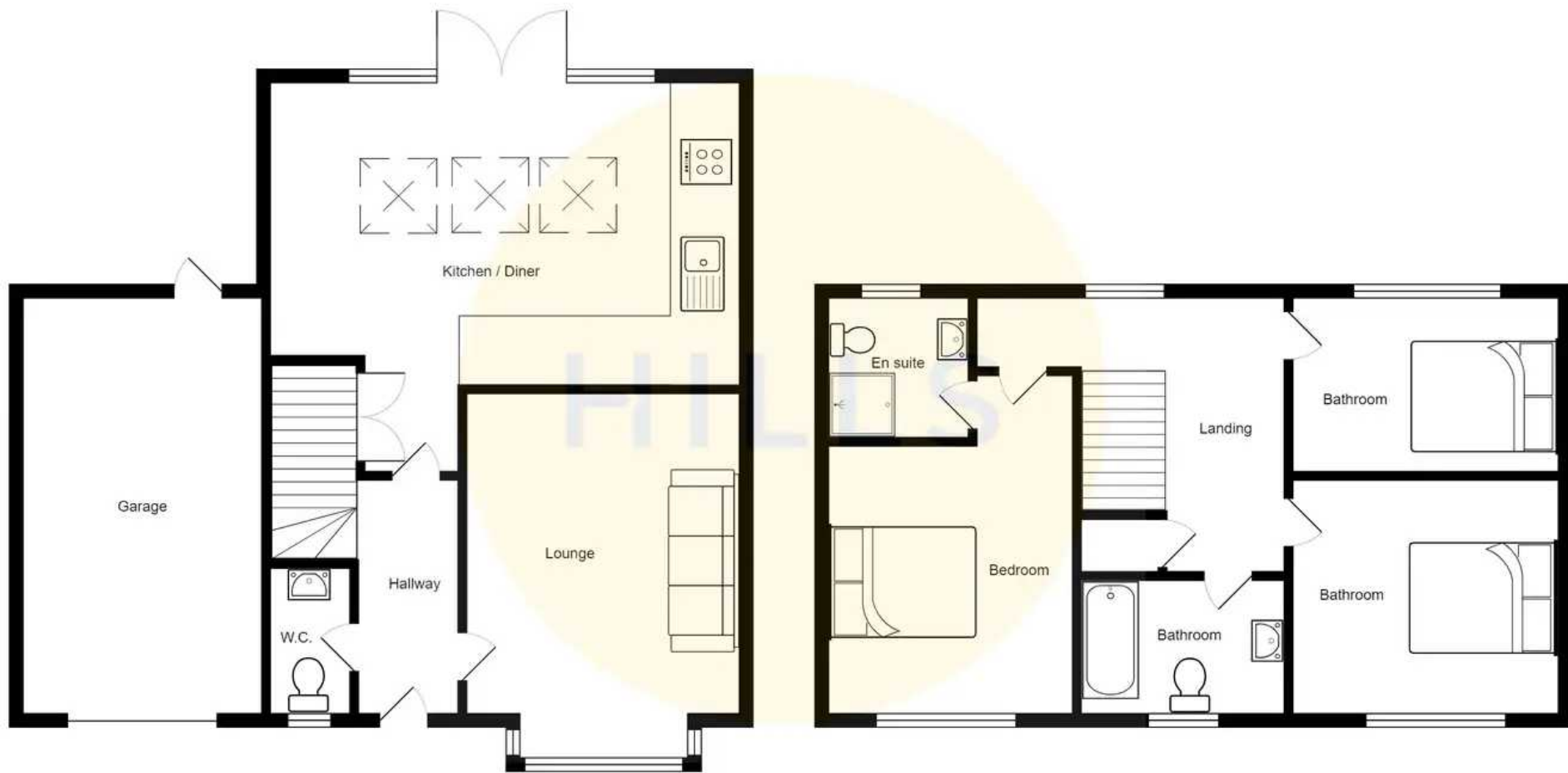
To the front of the property is off road parking for multiple cars, garage access with electric power. To the rear of the property is a paved patio well kept lawn, gated side access, external tap, with garage access.





HILLS







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