



Park Road

Salford



In Excess of £330,000

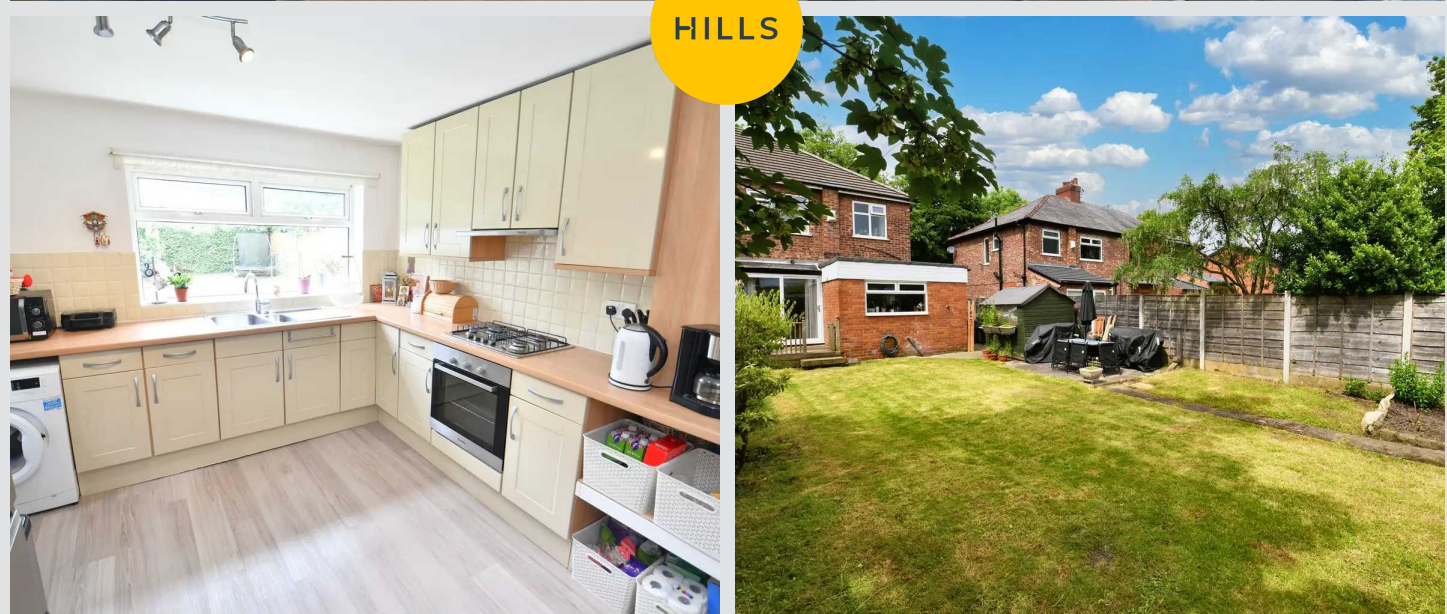
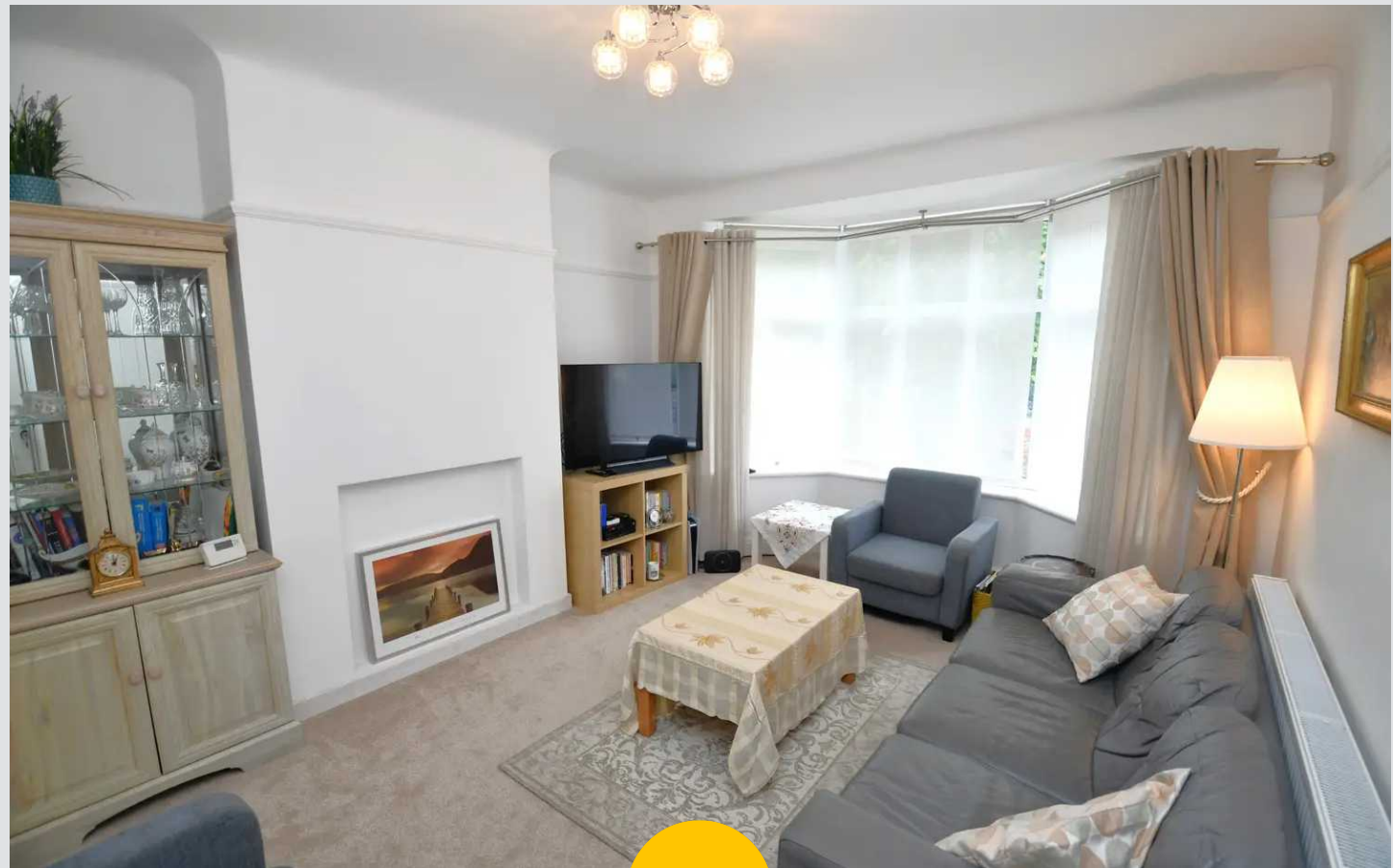
Park Road

Salford

STOP! BEFORE YOU MISS OUT! Located on a popular, tree-lined road within walking distance of Salford Royal is this spacious, three bedroom, semi-detached family home! Featuring two large reception rooms and a generously sized kitchen diner, along with a generous garden to the rear! Council Tax band: D

Tenure: Freehold

- Spacious Three Bedroom Semi-Detached Family Home
- Located on a Popular, Tree-Lined Road Within Walking Distance of Salford Royal Hospital
- Within Catchment of Ellesmere Park High School and Close to Several Well-Kept Parks
- Bay-Fronted Lounge and a Spacious Dining Room
- Large, Modern Kitchen Diner and a Family Bathroom with a Separate W/C
- Three Well-Proportioned Bedrooms
- Driveway to the Side Providing Ample Off-Road Parking
- Well-Presented Garden to the Front and a Generous Garden to the Rear with Laid-to-Lawn Grass, Decking and Paving
- Viewing is Highly Recommended!



Entrance Hallway

Complete with two wall light points, wall mounted radiator and laminate flooring.

Lounge

12' 6" x 11' 9" (3.80m x 3.59m)

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

Dining Room

14' 2" x 11' 4" (4.33m x 3.46m)

A bright dining room complete with a ceiling light point, sliding doors to the rear and wall mounted radiator. Fitted with carpet flooring.

Kitchen / Diner

21' 5" x 10' 8" (6.52m x 3.25m)

Featuring modern wall and base units with integral stainless steel sink. Complete with two ceiling light points, two double glazed windows and wall mounted radiator. Fitted with laminate flooring.

W.C.

3' 6" x 2' 6" (1.06m x 0.76m)

Featuring a hand wash basin and W.C. Complete with a wall light point, double glazed window and laminate flooring.

Landing

Complete with a ceiling light point, double glazed window and carpet flooring.

Bedroom One

12' 7" x 10' 0" (3.83m x 3.06m)

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

Bedroom Two

14' 2" x 11' 2" (4.32m x 3.41m)

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



Bedroom Three

8' 2" x 7' 2" (2.49m x 2.19m)

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

Bathroom

7' 10" x 7' 2" (2.40m x 2.18m)

Featuring a three-piece suite including a bath and hand wash basin. Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with laminate flooring.

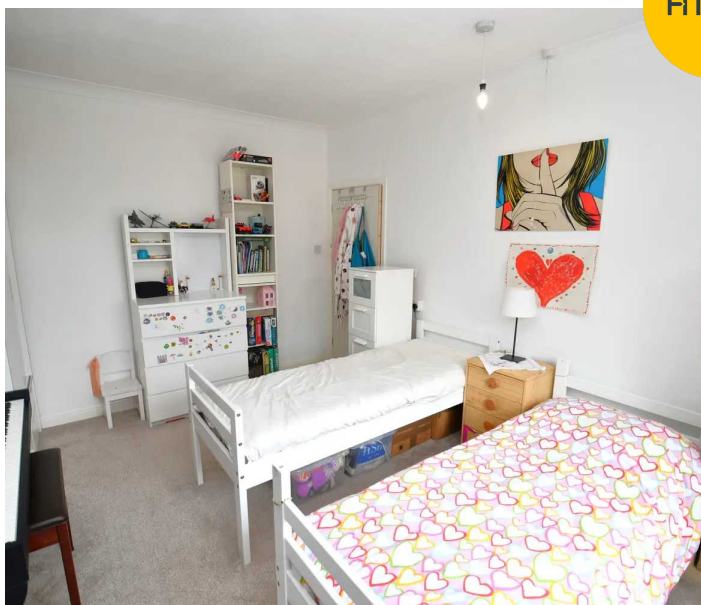
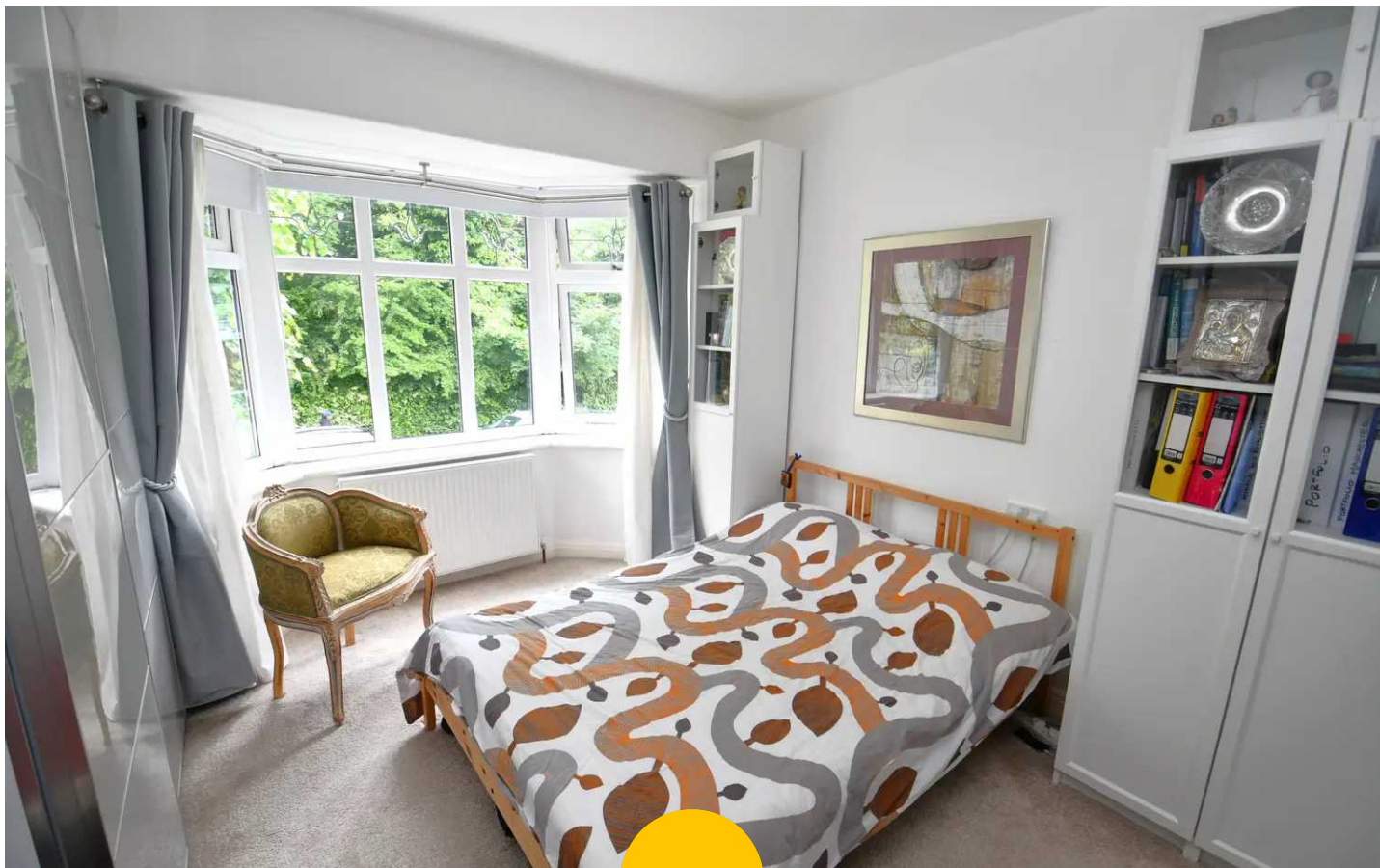
W.C.

4' 6" x 2' 8" (1.36m x 0.82m)

Complete with a ceiling light point, double glazed window and W.C. Fitted with laminate flooring.

External

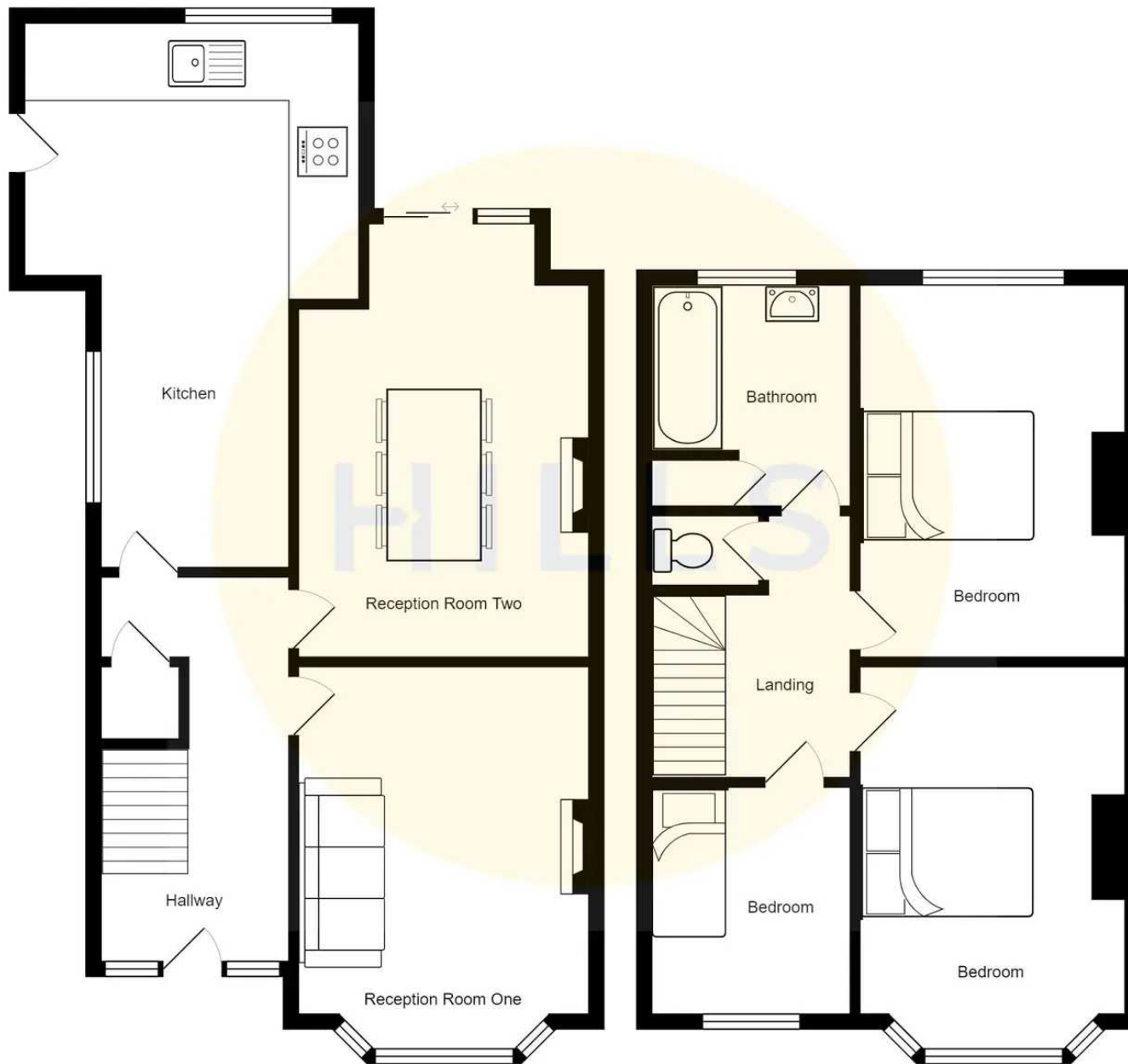
To the front of the property is a driveway for off road parking. To the rear of the property is a well presented garden with laid-to-lawn grass, decking and paving.





HILLS







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