



Cannon Street, Eccles

Manchester



£280,000

Cannon Street

Eccles, Manchester

Exceptional four bedroom semi-detached property in prime location. Bay-fronted lounge with original fireplace, contemporary kitchen, cellar, en suite master bedroom. Rear garden with patio. Close to schools, parks, shops. Ideal for various lifestyles.

Council Tax band: A

Tenure: Leasehold

- Beautifully Presented Four Bedroom Semi Detached Property
- Bay Fronted Lounge with Stunning Original Fire Place
- Contemporary Fitted Kitchen Open Plan with the Spacious Dining Room
- Three Generous Bedrooms & Stunning Three Piece Bathroom to the First Floor
- Occupying the Second Floor is the Master Bedroom complete with En Suite
- Cellar Suitable for Storage
- Garden to the Rear with Lawn & Tiled Patio
- Excellently Located Close to Schools, Parks, Shops & Amenities



Hall

Entered via a hardwood front door. Complete with a ceiling light point, column radiator and tiled flooring.

Reception Room One

14' 3" x 11' 1" (4.34m x 3.38m)

A spacious lounge featuring an open fire with surround. Complete with a ceiling light point, double glazed bay window and column radiator. Fitted with laminate flooring.

Reception Room Two

Featuring built in alcove shelves and electric fire. Complete with a ceiling light point, wall mounted radiator and uPVC door. Fitted with laminate flooring.

Kitchen

10' 3" x 8' 0" (3.12m x 2.44m)

Featuring modern wall and base units with composite sink. Integral fridge freezer and electric hob. Space for washer. Complete with ceiling spotlights, double glazed window and French doors. Fitted with laminate flooring. Cellar access.

Landing

Complete with a ceiling light point and carpet flooring.

Bedroom Two

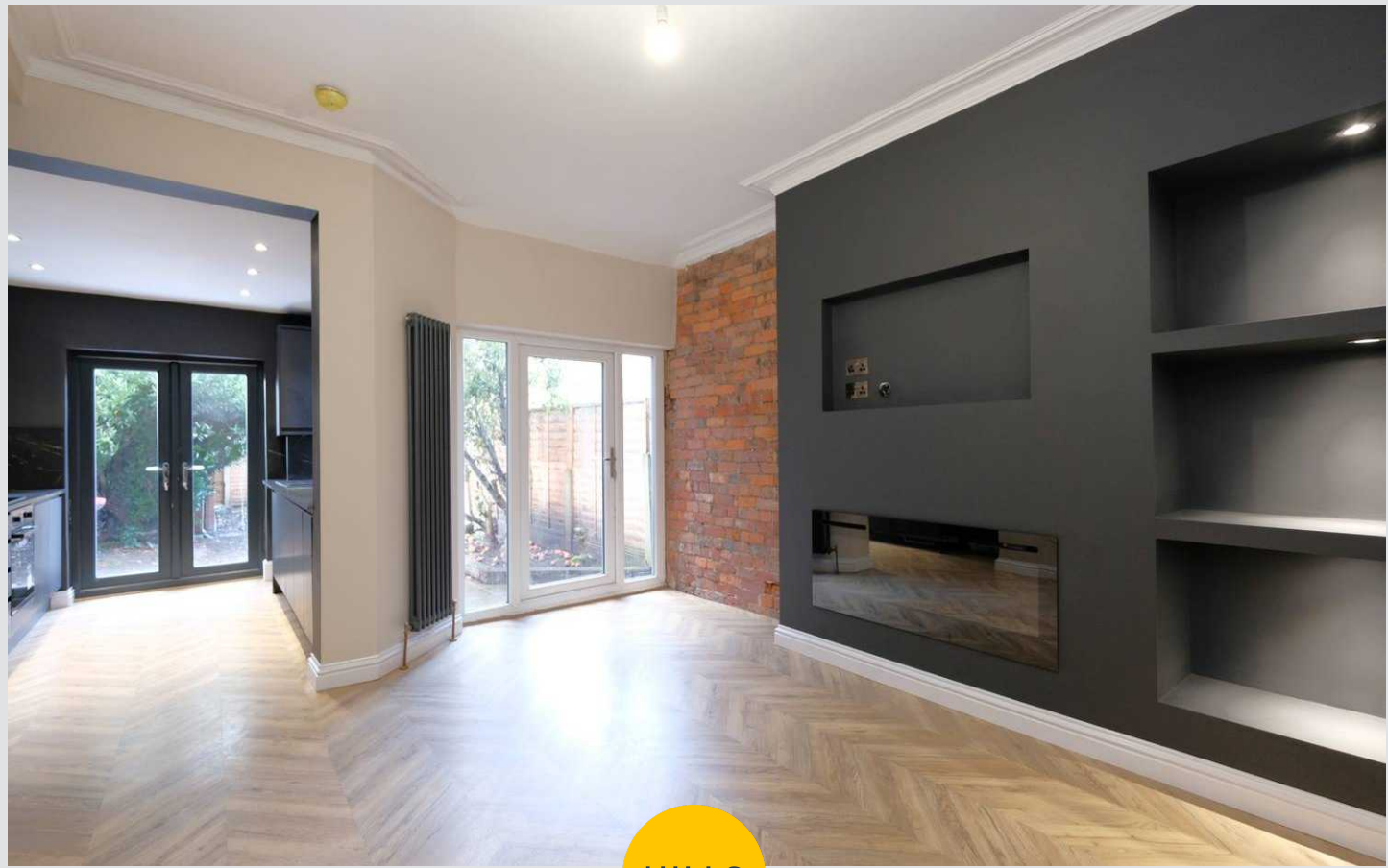
14' 6" x 9' 6" (4.42m x 2.90m)

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

Bedroom Three

9' 5" x 9' 0" (2.87m x 2.74m)

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



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Bedroom Four

9' 7" x 8' 3" (2.92m x 2.51m)

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

Bathroom

7' 4" x 5' 4" (2.24m x 1.63m)

Featuring a three-piece suite including freestanding bath tub, hand wash basin and W.C. Complete with ceiling spotlights and tiled flooring.

Bedroom One

21' 9" x 14' 6" (6.63m x 4.42m)

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

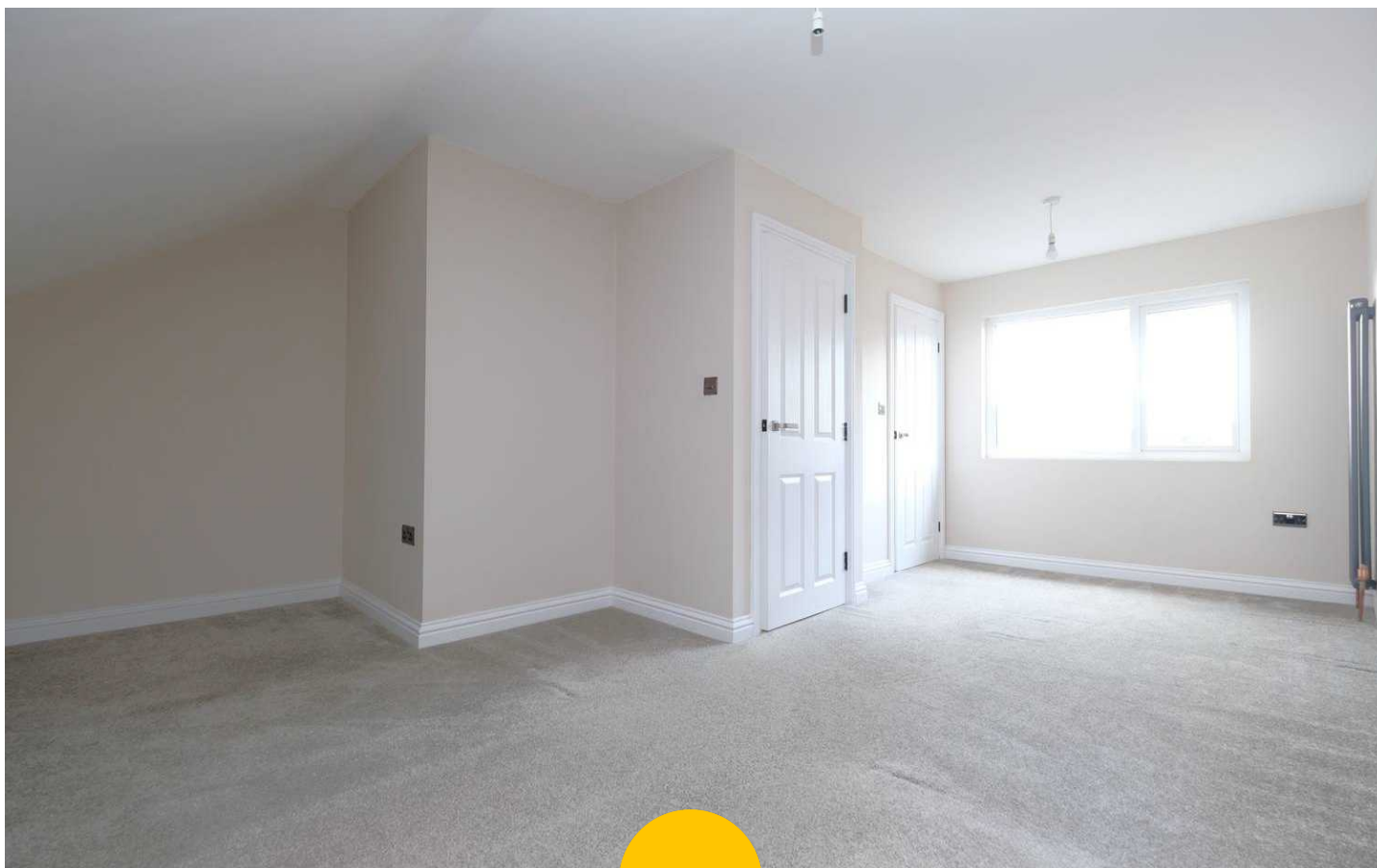
En suite

5' 6" x 5' 2" (1.68m x 1.57m)

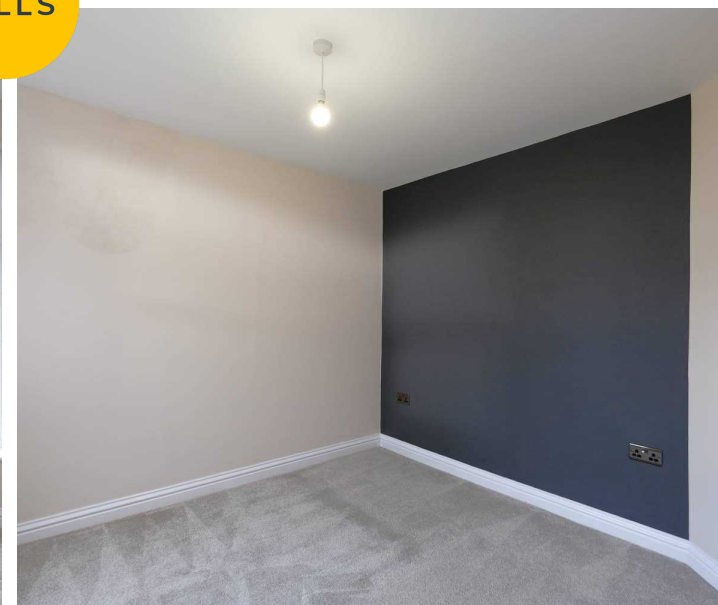
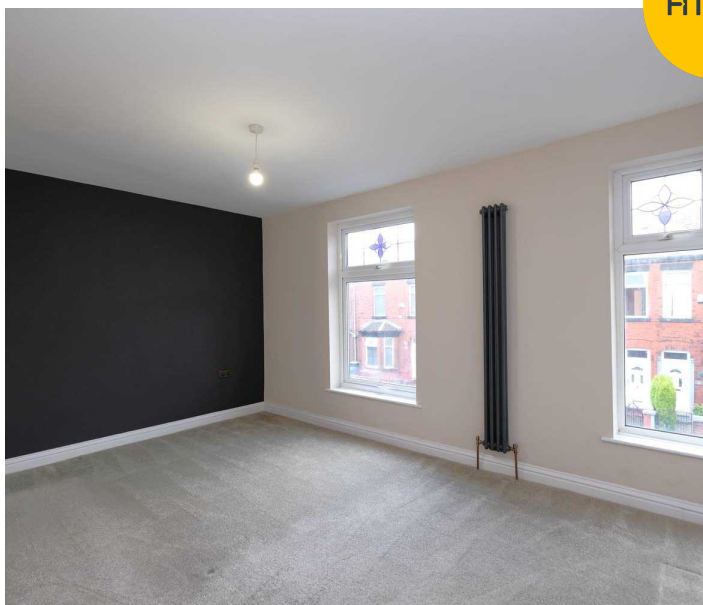
Featuring a three-piece suite including a shower cubicle, vanity unit with hand wash basin and W.C. Complete with ceiling spotlights, heated towel rail and tiled flooring.

External

To the rear of the property is a garden with tiled patio and decorative stoned seating area. Gated side access.



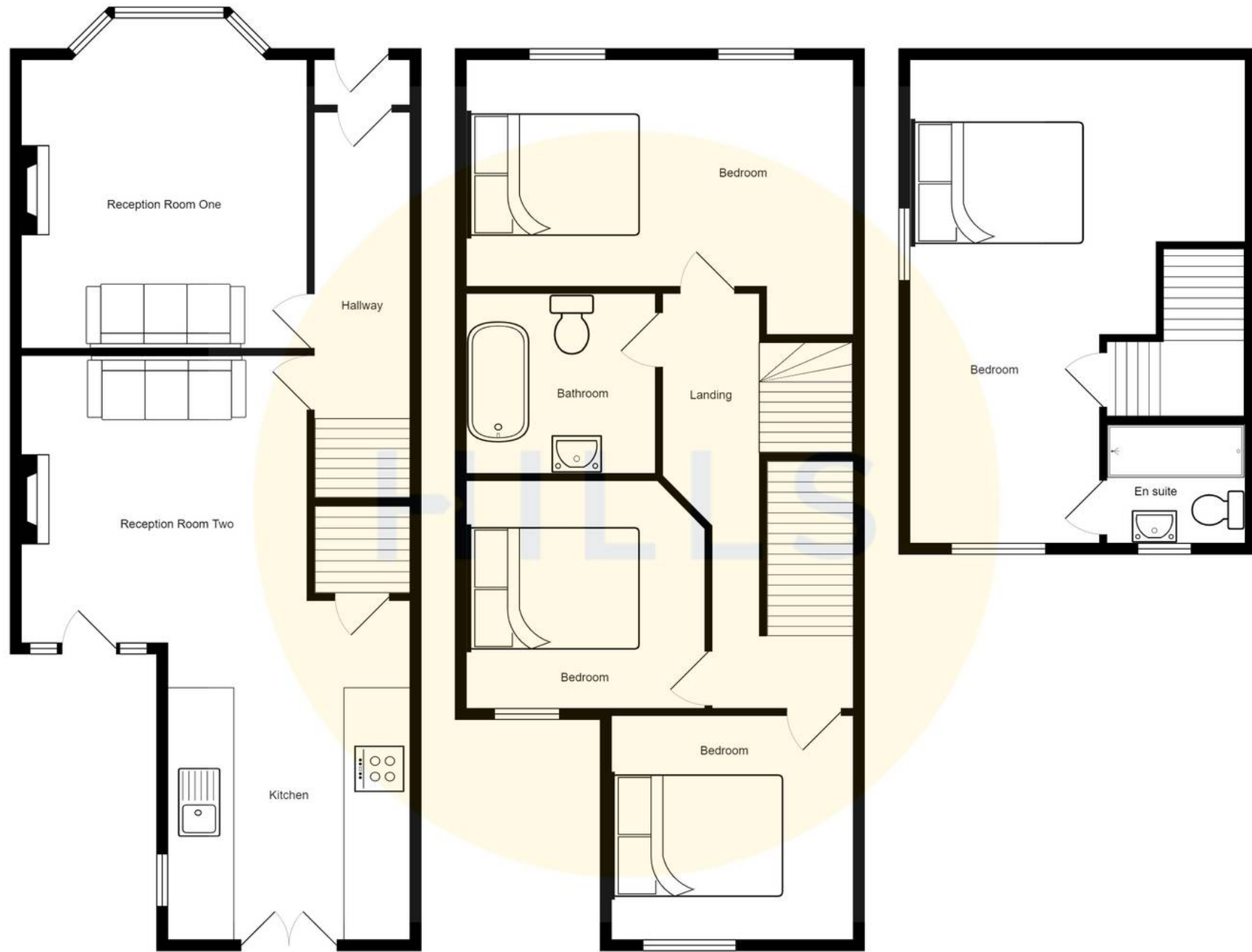
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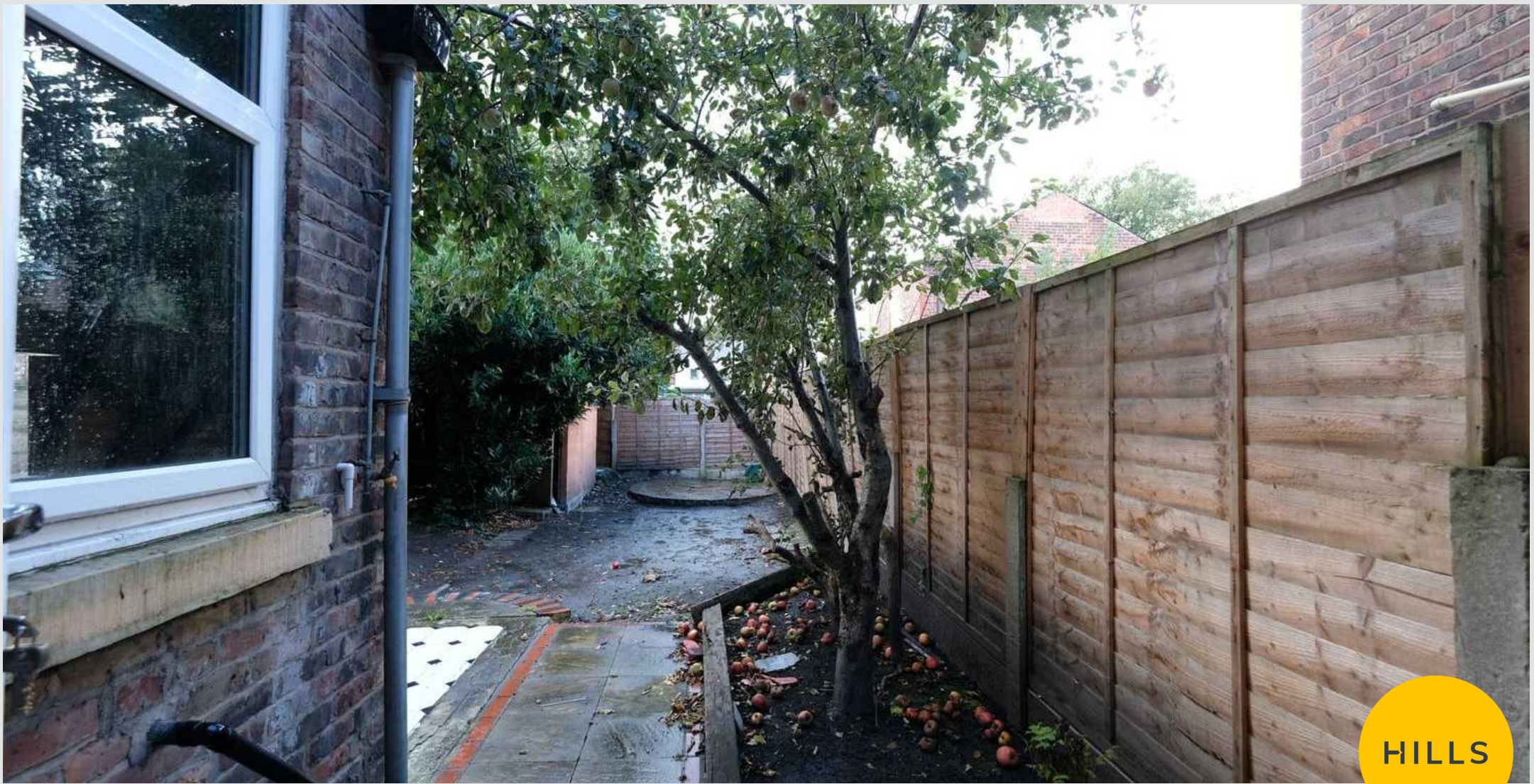




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