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Buckthorn Lane, Eccles

Manchester



In Excess of **£200,000**

Buckthorn Lane

Eccles, Manchester

Desirable home in Peel Green, ideal for first-time buyers. Modern kitchen, spacious living area, three bedrooms, well-kept garden, great location with amenities & transport links. Book a viewing now!
Council Tax band: A

Tenure: Freehold

- Perfect First Time Buy
- Located within the Popular Peel Green Area
- Contemporary Fitted Kitchen with Integrated Appliances
- Open Plan Lounge & Dining Room Flooded with Natural Day Light
- Two Doubles and a Single Bedroom
- Modern Shower Room & Separate W.C.
- Ample Storage Throughout the Property
- Well Kept Gardens to both the Front & Rear
- Educational Settings for all Ages within Walking Distance
- Surrounded by Excellent Amenities & Brilliant Transport Links



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Entrance Hallway

Entered via a composite front door. Complete with a ceiling light point, storage cupboard, understairs storage and wall mounted radiator. Fitted with tiled flooring.

Lounge

10' 6" x 12' 1" (3.20m x 3.68m)

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

Kitchen

10' 4" x 8' 6" (3.15m x 2.59m)

Featuring complementary wall and base units with integral stainless steel sink, electric hob, oven, grill and dishwasher. Space for a fridge freezer. Complete with ceiling spotlights, double glazed window and tiled flooring. Fitted with tiled flooring with underfloor heating.

Dining Room

10' 7" x 8' 6" (3.23m x 2.59m)

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

Landing

Stairs with carpet flooring, ceiling spotlights and double glazed window. Complete with a storage cupboard and laminate flooring. Loft access.

Bedroom One

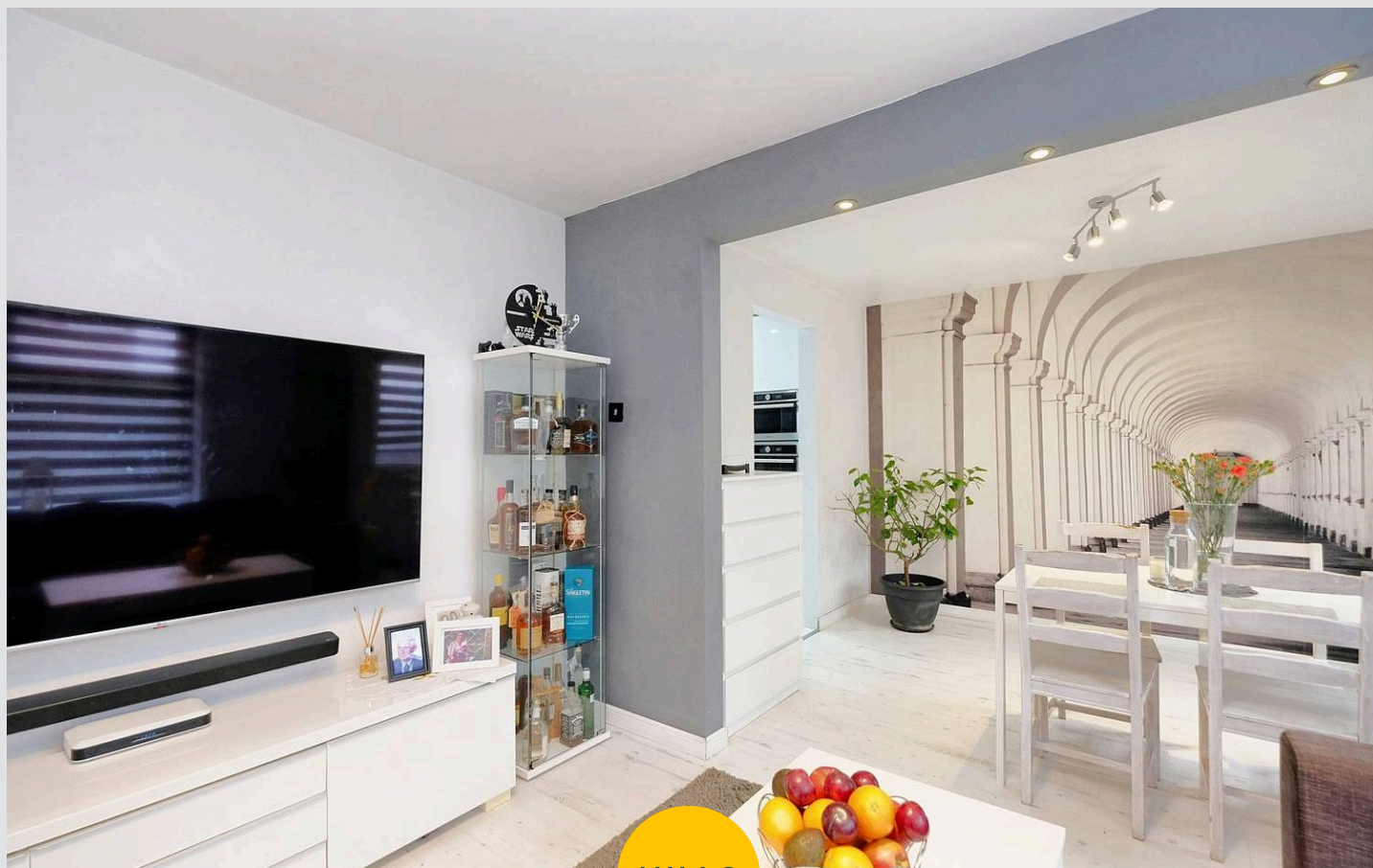
15' 8" x 8' 7" (4.78m x 2.62m)

Complete with ceiling spotlights, double glazed window and wall mounted radiator. Fitted with laminate flooring.

Bedroom Two

12' 7" x 10' 7" (3.84m x 3.23m)

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



Bedroom Three

7' 2" x 5' 7" (2.18m x 1.70m)

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

Shower Room

5' 5" x 4' 6" (1.65m x 1.37m)

Featuring a two piece suite including a shower cubicle and vanity unit with hand wash basin. Complete with a double glazed window, heated towel rail, tiled walls and laminate tiled flooring.

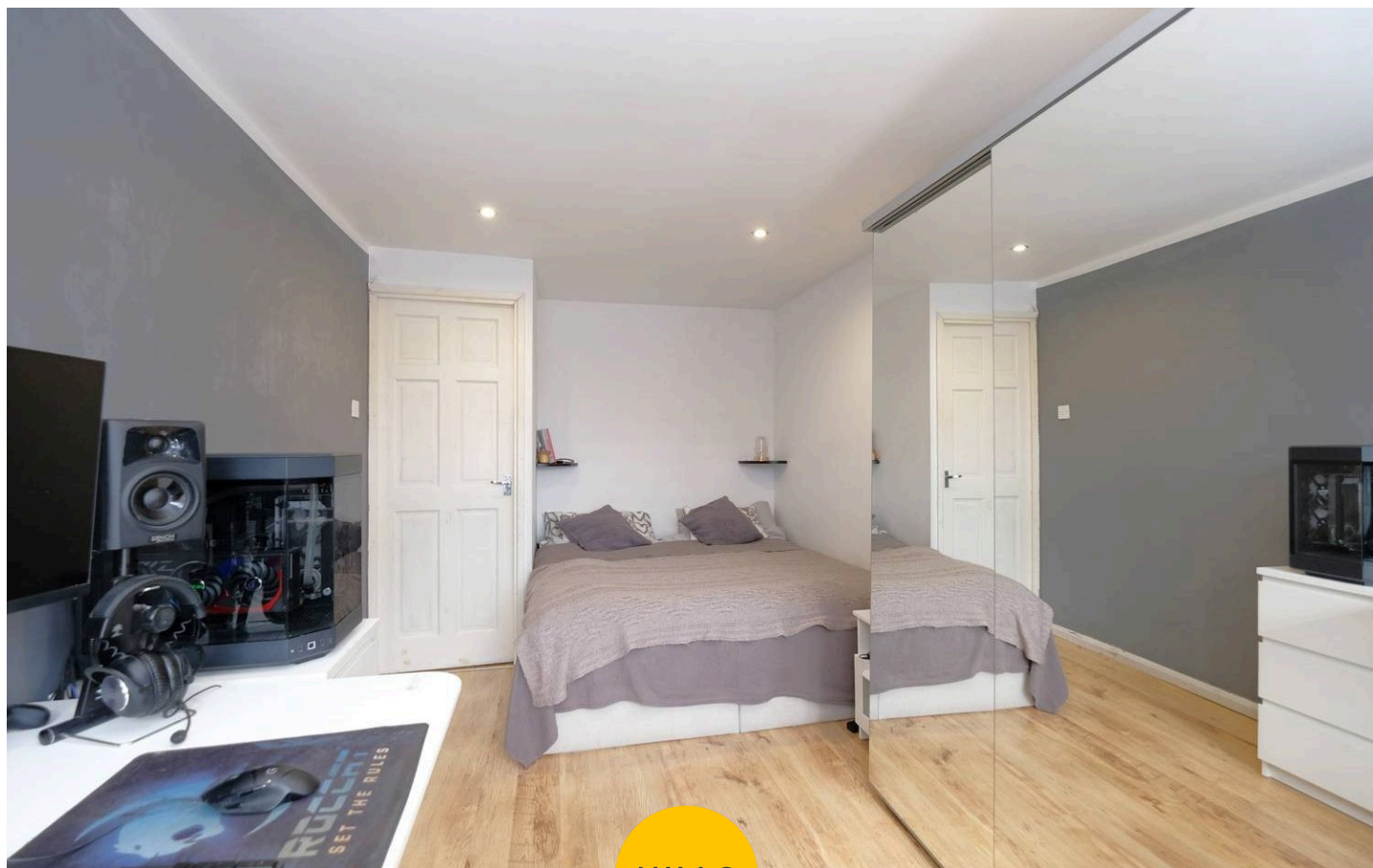
W.C.

5' 0" x 2' 6" (1.52m x 0.76m)

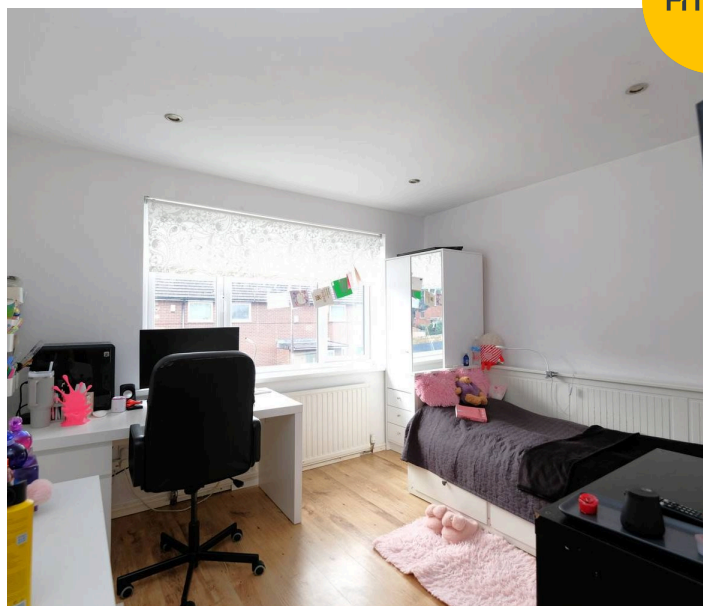
Featuring a W.C . Complete with a ceiling light point, double glazed window, tiled walls and flooring.

External

To the rear of the property is a garden with paved seating area and lawn.



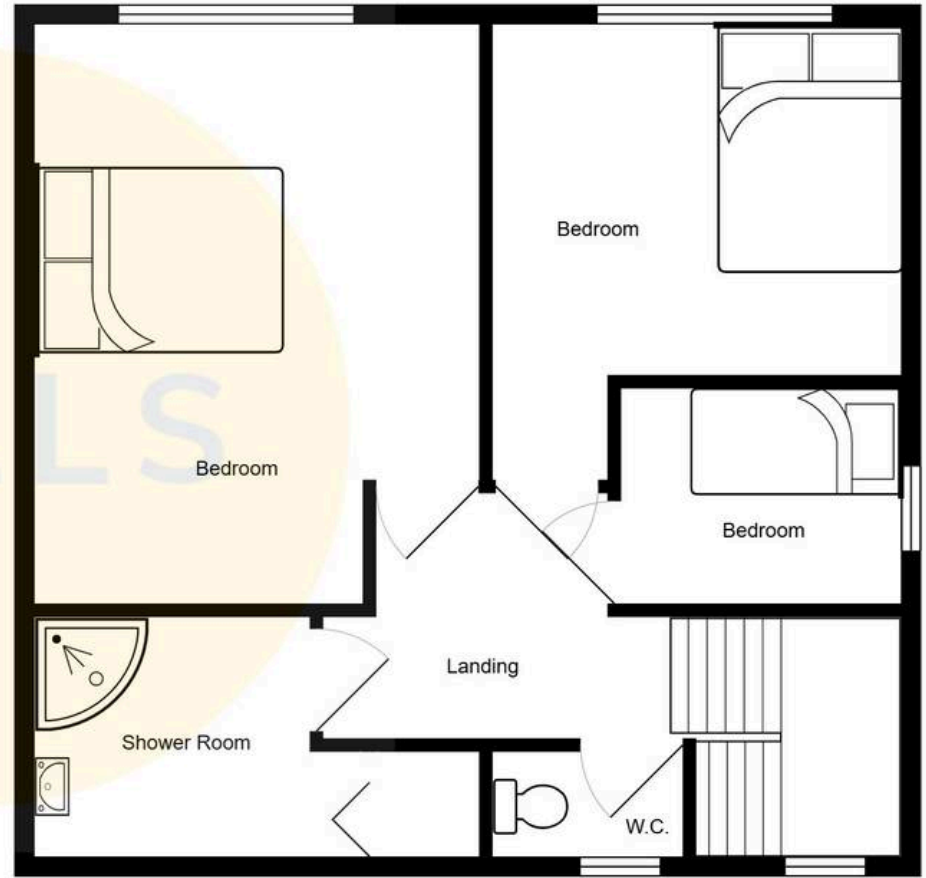
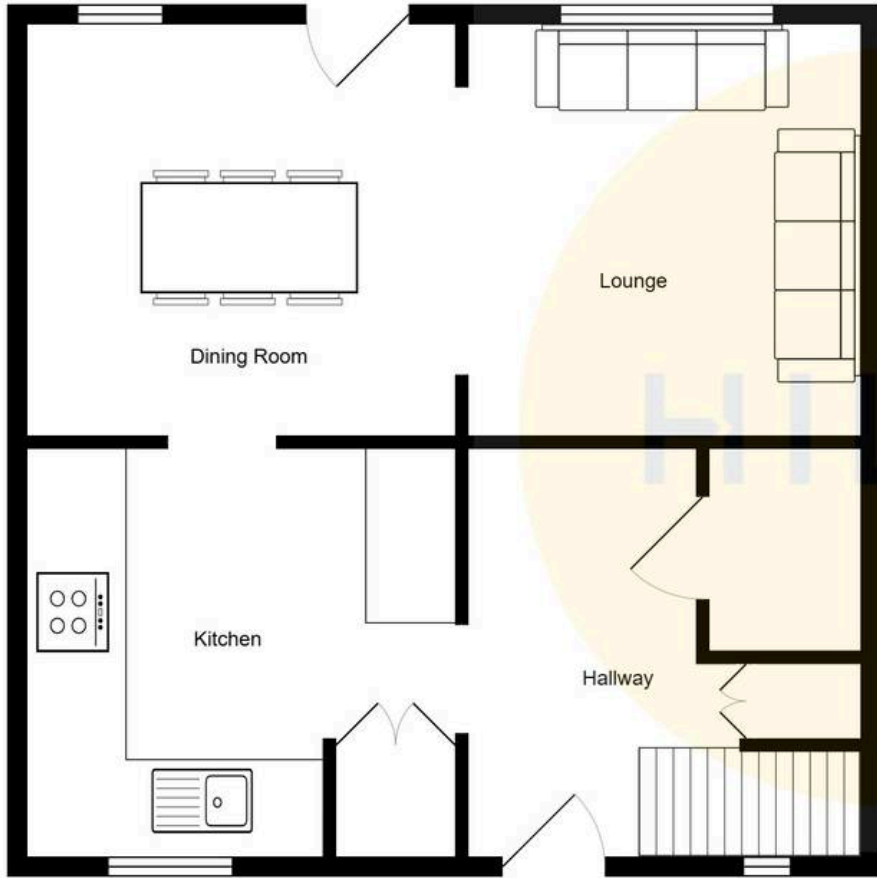
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Hills | Salfords Estate Agent

Hills Residential, Sentinel House Albert Street - M30 0SS

0161 707 4900

sales@hills.agency

www.hills.agency/



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