



Ivory Close, Eccles
Manchester



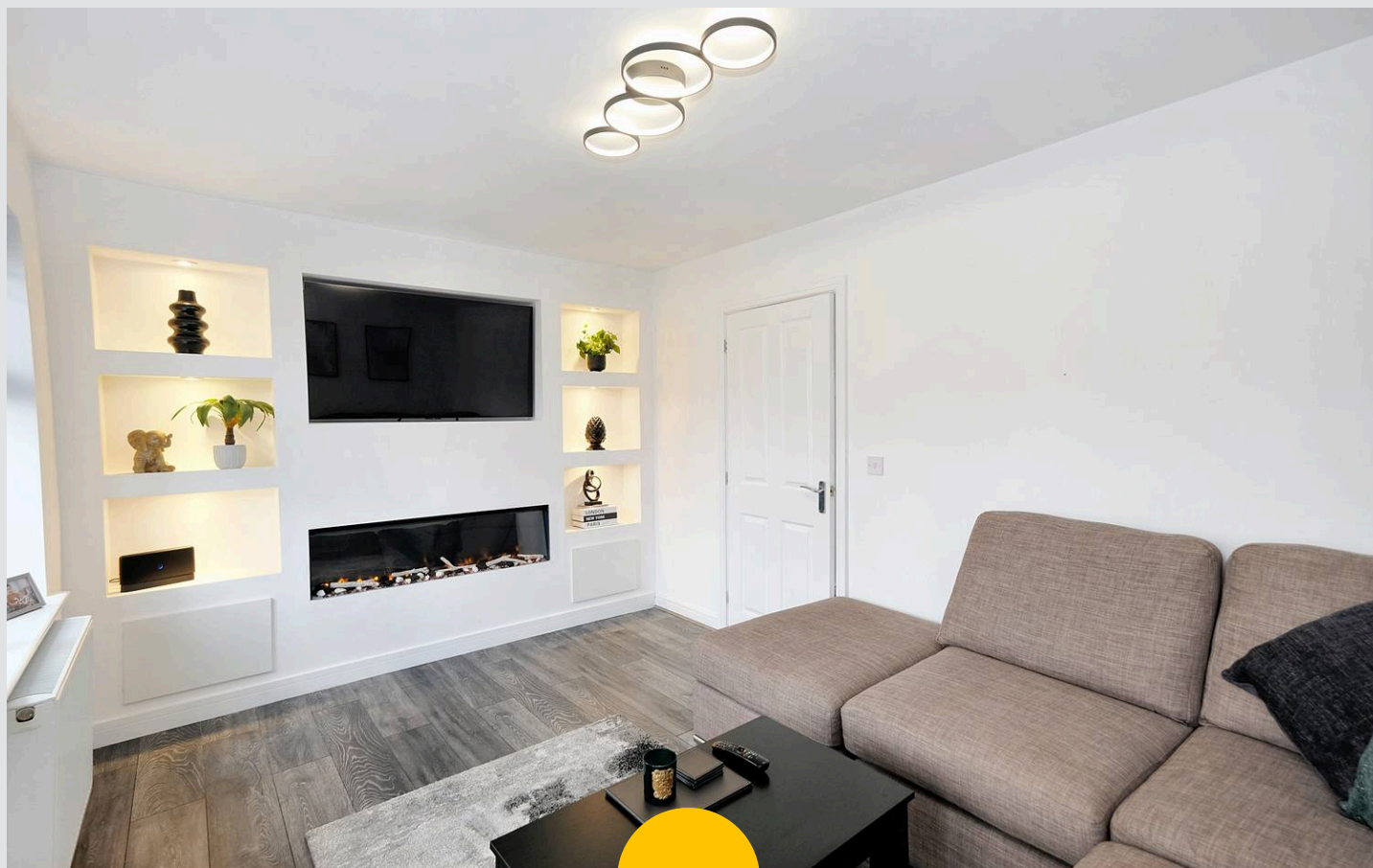
£235,000

Ivory Close

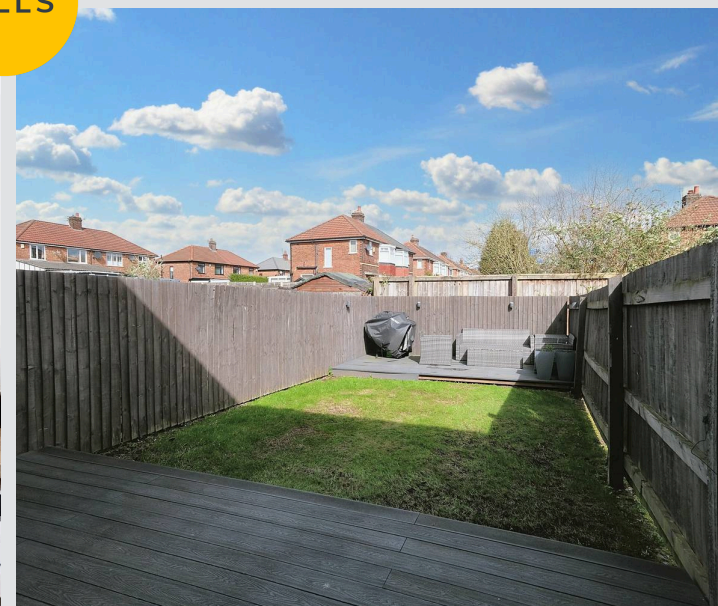
Eccles, Manchester

* FANTASTIC FIRST BUY * WELL PRESENTED THROUGHOUT * CONTEMPORARY FITTED KITCHEN & DINING AREA * THREE SPACIOUS BEDROOMS * Ideally LOCATED IN A POPULAR RESIDENTIAL AREA * Council Tax band: B

- LARGE THREE BEDROOM END TERRACED PROPERTY
- OFF ROAD PARKING FOR MULTIPLE CARS
- SPACIOUS LOUNGE COMPLETE WITH BESPOKE MEDIA WALL
- CONTEMPORARY FITTED KITCHEN & DINING AREA
- LARGE LOW MAINTENANCE PRIVATE REAR GARDEN COMPLETE WITH COMPOSITE DECKING AND LAID TO LAWN GRASS
- PERFECT FIRST TIME BUY
- MODERN THREE PIECE FAMILY BATHROOM & DOWNSTAIRS W.C.
- WELL PRESENTED THROUGHOUT
- AMPLE STORAGE THROUGHOUT
- CLOSE TO MANY LOCAL AMENITIES, SCHOOLS & GREAT TRANSPORT LINKS



HILLS



Hallway

Entered via a uPVC front door. Complete with a ceiling light point, wall mounted radiator and laminate flooring.

Lounge

9' 5" x 13' 8" (2.87m x 4.16m)

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

Kitchen

16' 8" x 7' 9" (5.08m x 2.35m)

Featuring complementary wall and base units. Cooker, hob and extractor. Space for a washing machine, dryer and fridge freezer. Complete with ceiling spotlights, double glazed window and wall mounted radiator. Fitted with laminate flooring.

WC

6' 4" x 2' 7" (1.93m x 0.78m)

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

Landing

Ceiling light point, storage cupboard and carpeted floors.

Bathroom

7' 9" x 6' 0" (2.35m x 1.83m)

Featuring a three piece suite including a bath with shower over, hand wash basin and W.C. Complete with ceiling spotlights, double glazed window and heated towel rail. Fitted with extractor and laminate flooring.

Bedroom One

8' 9" x 14' 6" (2.67m x 4.43m)

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



Bedroom Two

8' 0" x 10' 8" (2.44m x 3.25m)

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

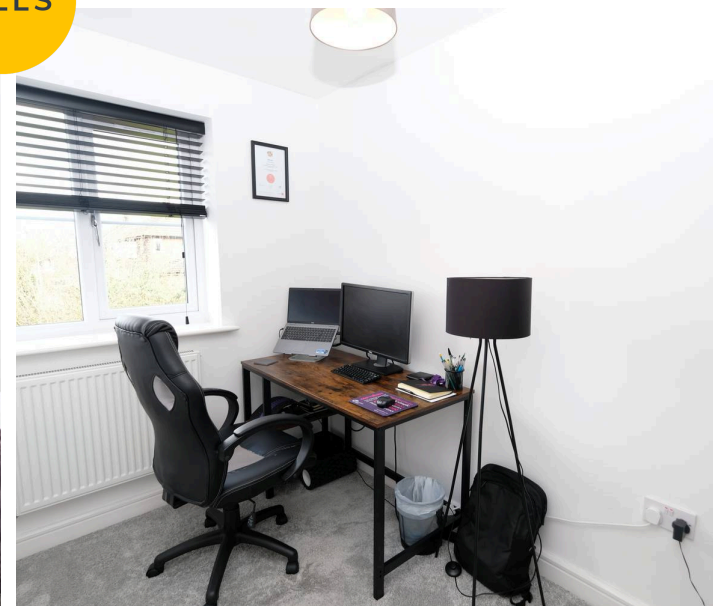
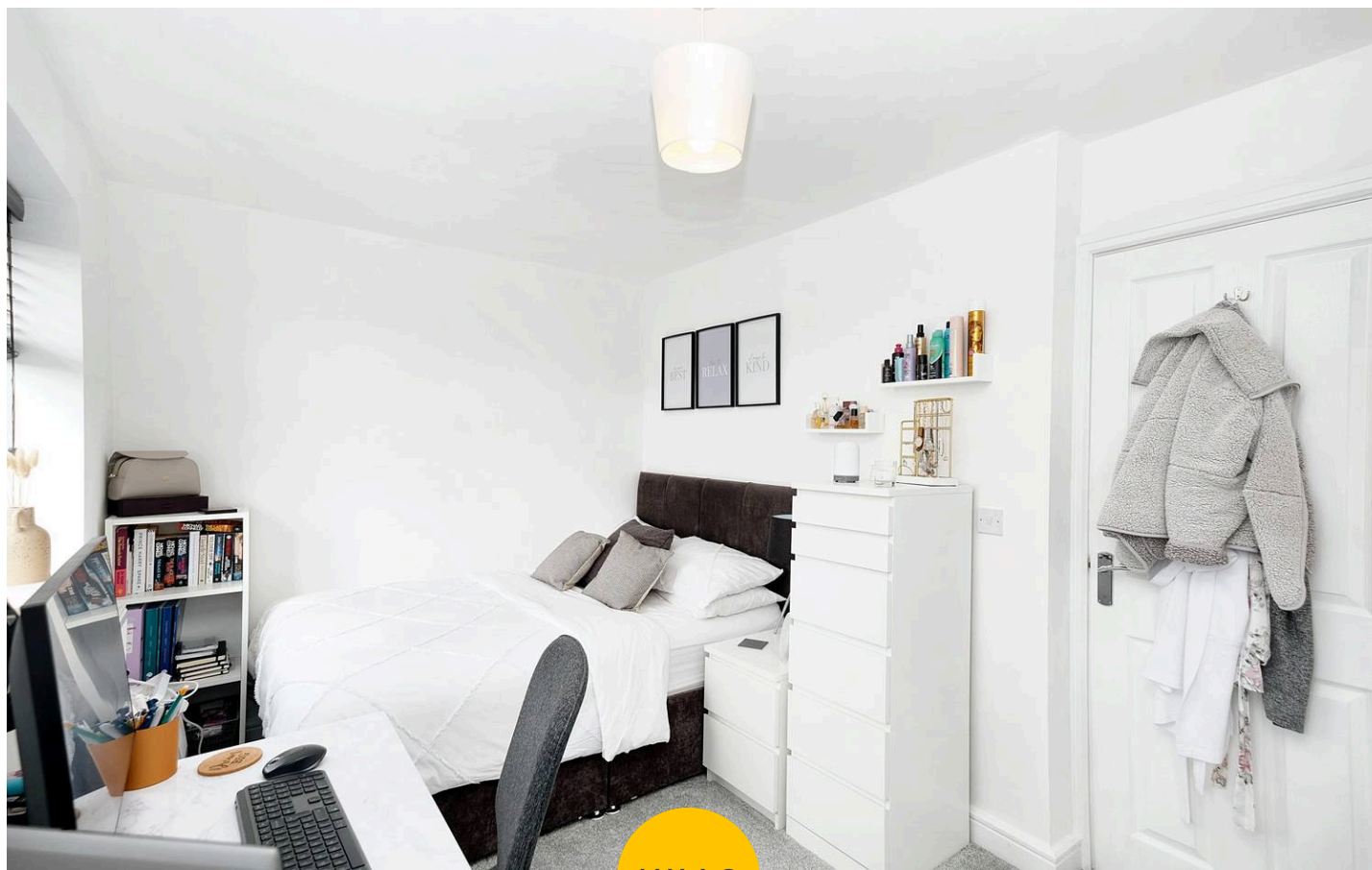
Bedroom Three

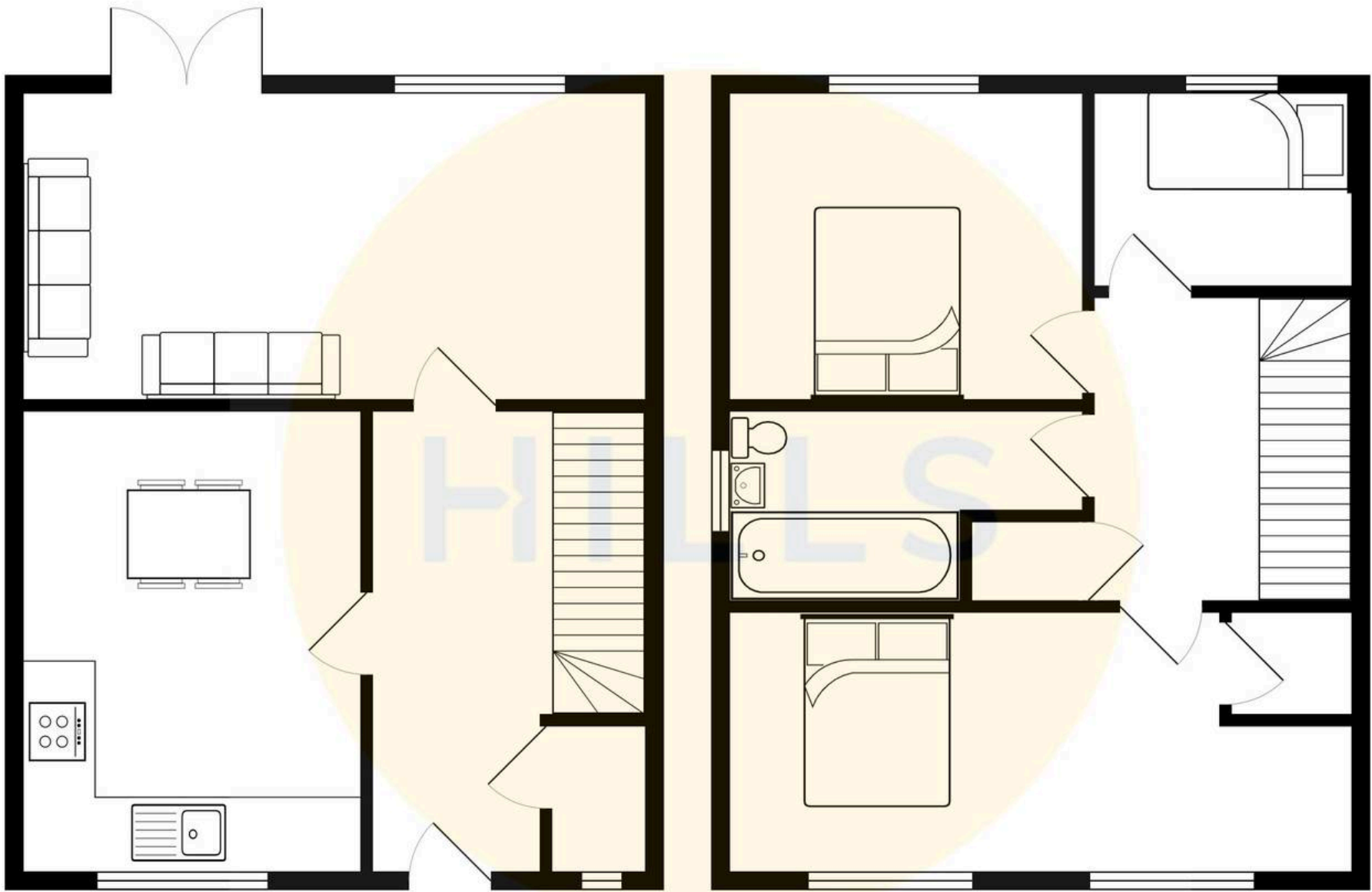
8' 8" x 6' 5" (2.63m x 1.96m)

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

Externally

Double driveway to the front and to the rear is a private garden with side access. The rear garden has a laid to lawn grass and a patio area.







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