



Larch Road, Eccles

Manchester



£260,000

Larch Road

Eccles, Manchester

Fabulous extended property nestled between Monton and Worsley villages, with ample living space, private rear garden, off-road parking, and close to amenities. Perfect for first time buyers, families, or investors.

Council Tax band: A

Tenure: Freehold

- Perfectly Located Between Monton and Worsley Villages
- Extended Three Bed Semi Detached Occupying a Generous Corner Plot
- Open Plan Lounge and Dining Space & Additional Reception Room Offering a Versatile Space
- Fitted Kitchen with Ample Storage
- Three Generous Bedrooms
- Three Piece Bathroom Suite with Corner Bath Tub
- Off Road Parking for Multiple Cars
- Private Sun Drenched Rear Garden with Patio and Lawn



Reception Room One
22' 10" x 7' 10" (6.97m x 2.38m)

Reception Room Two
12' 10" x 9' 1" (3.92m x 2.77m)

Kitchen
10' 2" x 12' 2" (3.09m x 3.70m)

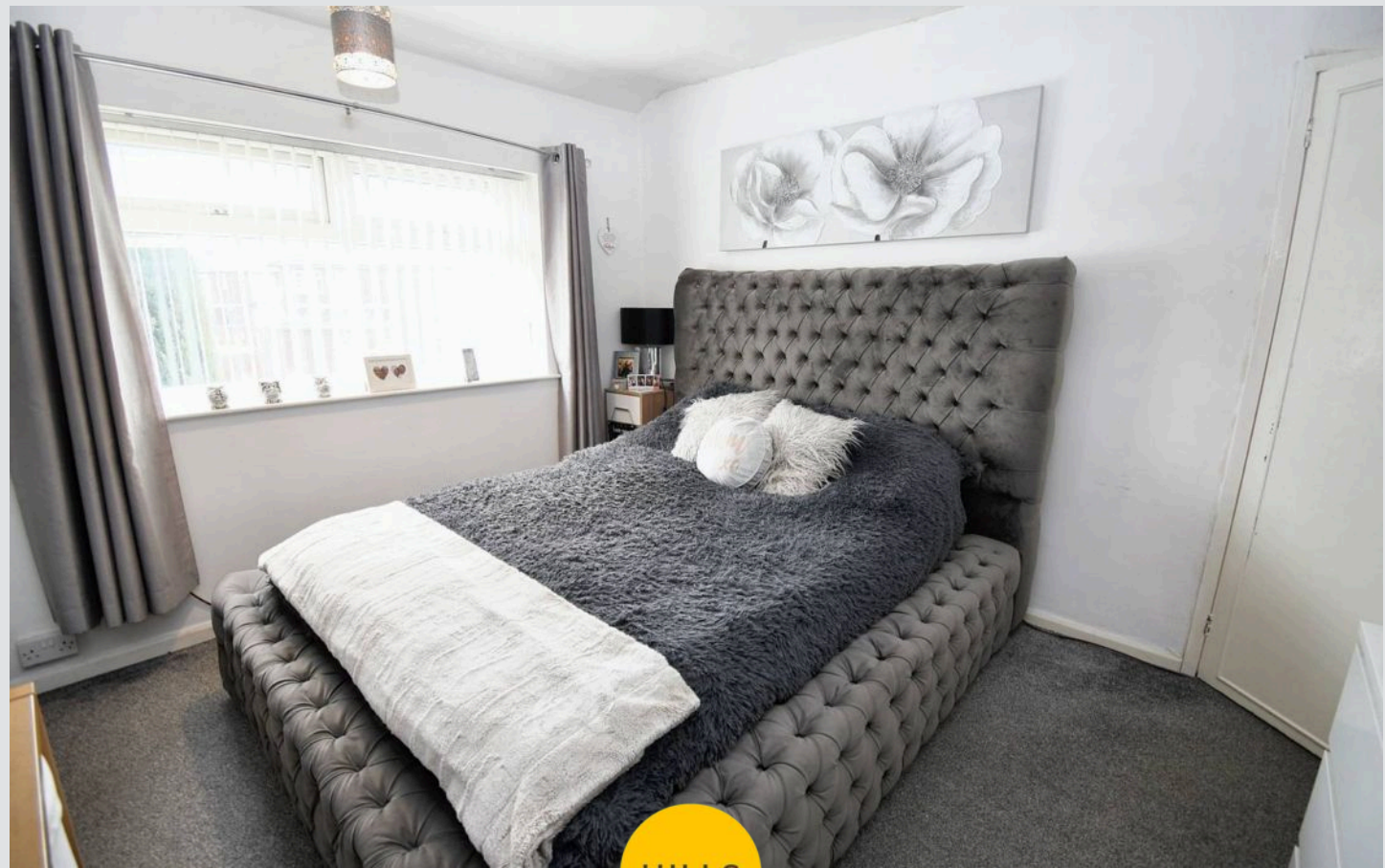
Bedroom One
11' 8" x 12' 4" (3.56m x 3.76m)

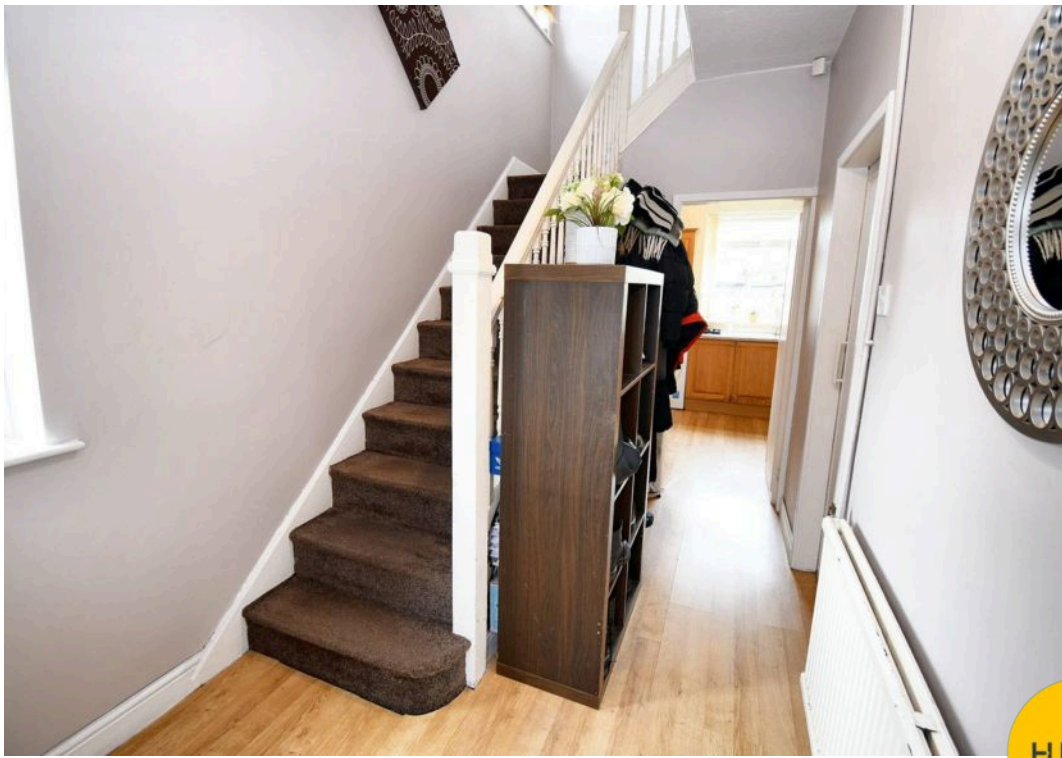
Bedroom Two
11' 8" x 9' 10" (3.55m x 2.99m)

Bedroom Three
9' 1" x 8' 6" (2.77m x 2.59m)

Bathroom
5' 7" x 6' 10" (1.71m x 2.09m)

W.C.
2' 7" x 4' 0" (0.78m x 1.23m)





HILLS







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