pearson ferrier®

56 HOLME AVENUE

Bury, BL8 1HN

Offers Over £200,000

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Property at a glance

- MODERN MID TOWNHOUSE
- GOOD CONDTION THROUGHOUT
- THREE BEDROOMS (MAIN WITH ENSUITE SHOWER ROOM)
- RECENT KITCHEN & BATHROOM
- GOOD SIZED REAR GARDENS
- GAS CENTRAL HEATING (boiler replaced 2025) & UPVC DOUBLE GLAZING
- DRIVEWAY TO REAR
- NO ONWARD CHAIN
- CLOSE TO BURRS COUNTRY PARK & KIRKLEES NATURE TRAIL

An excellent opportunity to purchase a modern mid townhouse in the Brandlesholme area of Bury with three bedrooms, gardens and a driveway!
Attractively priced and offered for sale with the benefit of no onward chain. The property is located on Holme Avenue and is well positioned for Bury town centre, approximately 1.5 miles away, a handy parade of shops on Brandlesholme Road and 3 local junior schools, all within walking distance.
The property has combination gas central heating and upvc double glazing throughout and the accommodation briefly comprises: Entrance hall, guest cloakroom/w.c., lounge with open staircase to the first floor, recent kitchen with oven, hob and extraction system, first floor landing, three bedrooms (the main with ensuite shower room) and main bathroom.
To the outside there are gardens to the front and rear with a two car driveway to the rear access from Hacking Close.

Tenure - Leasehold with a residue of 999 years from 2004
Ground rent - £125 PA
Council Tax Band - A
EPC Rating - C

Floor 0

Floor 1

Approximate total area(1)

69.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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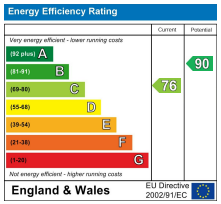

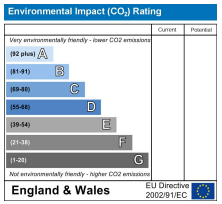

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