



pearson
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14 SANDERSON STREET
Bury, BL9 6BP
£160,000

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Property at a glance

Located in a quiet cul-de-sac on Sanderson Street, Bury, this well presented two-bedroom FREEHOLD terrace bungalow presents an excellent opportunity for those seeking a comfortable and convenient home. The property is ideally situated within walking distance of Bury town centre, where you will find a variety of local shops and amenities to cater to your everyday needs. Additionally, with junction 2 of the M66 just a short drive away, commuting to nearby areas is made easy. In brief the property comprises of; Porch, entrance hall, lounge/diner, kitchen, conservatory two bedrooms and family bathroom. The property benefits from a garden to the rear and is offered to the market with no onward chain.

Tenure - Freehold

EPC - tbc

Council Tax band - A







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
92 plus	A		
81-91	B		
69-80	C		
55-68	D		
49-54	E		
41-48	F		
31-40	G		
1-30			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
92 plus	A		
81-91	B		
69-80	C		
55-68	D		
49-54	E		
41-48	F		
31-40	G		
1-30			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Bury Office
435/7 Walmersley Road, Bury, Lancashire, BL9 5EU
Telephone: 0161 764 4440
Fax: #
Email: bury@pearsonferrier.co.uk

www.pearsonferrier.co.uk



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