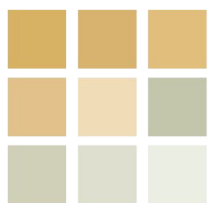




pearson  
ferrier®



111 HARTFORD DRIVE  
Tottington, BL8 1WD  
£140,000

# 111 HARTFORD DRIVE

## Property at a glance

- FIRST FLOOR APARTMENT
- TWO BEDROOMS (Main bedroom en-suite)
- TOTTINGTON VILLAGE
- LOCAL COUNTRYSIDE ON YOUR DOORSTEP
- ALLOCATED PARKING & COMMUNAL GARDENS
- NO ONWARD CHAIN

Modern two bedroom first floor apartment with views over local countryside situated on the Miller Brook development in Tottington. The location offers excellent access to Bury & Ramsbottom town centres with local shops and schools being close by, yet being set in a beautiful and tranquil location with local countryside and Kirklees Nature trail being on your doorstep. The property is an ideal first time buy or buy to let investment and is offered to the market with no onward chain. In brief the property comprises of; Vestibule, hall, lounge/diner with kitchen off, two bedrooms (main bedroom having an en-suite) and family bathroom. Externally there are communal gardens and allocated parking.

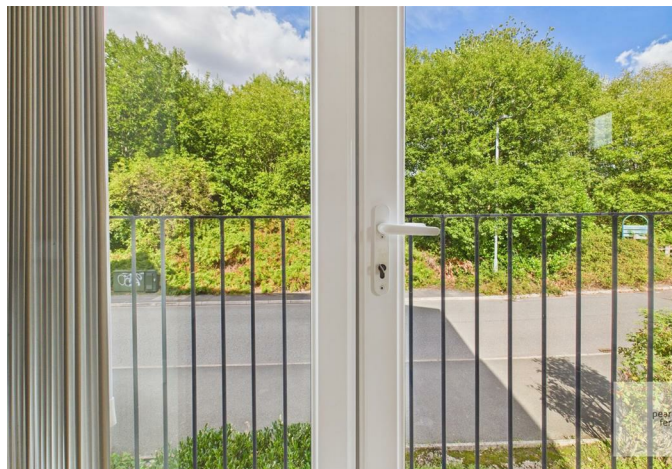
Tenure - Leasehold 125yrs from 23rd November 2006

Ground Rent - £190 per annum

Service Charge - £130 PCM

EPC - C

Council Tax Band - A





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

[www.pearsonferrier.co.uk](http://www.pearsonferrier.co.uk)

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