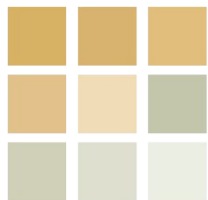




pearson
ferrier®



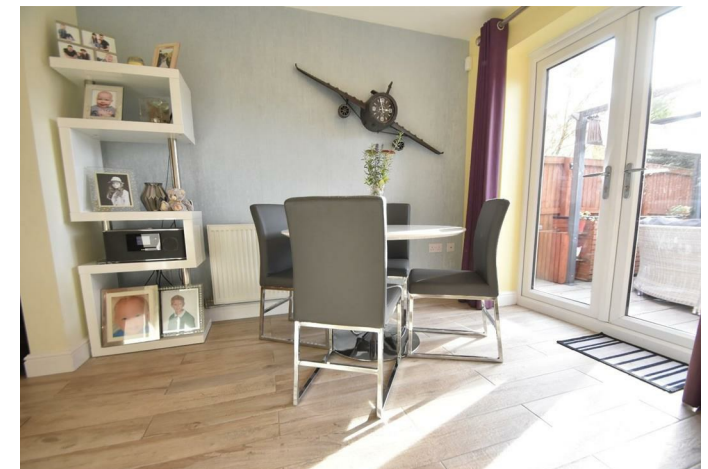
2 WHALLEY CLOSE
Bury, BL9 9PH
Offers Over £385,000

2 WHALLEY CLOSE

Property at a glance

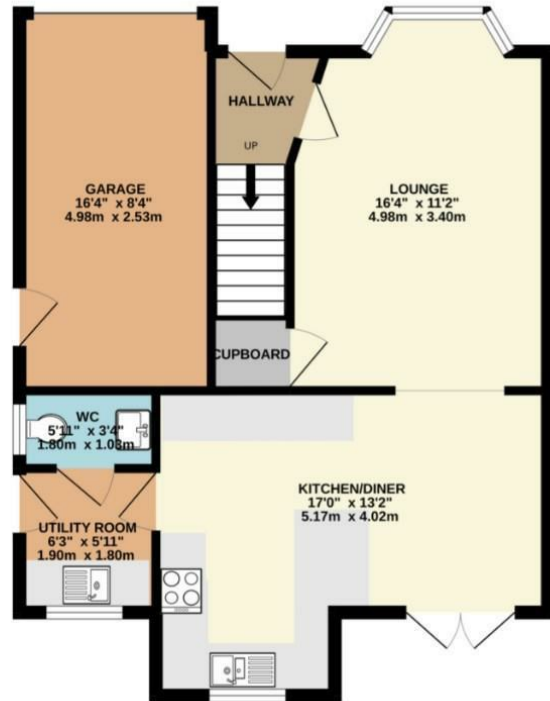
- STUNNING DETACHED FAMILY HOME
- QUIET CUL DE SAC LOCATION JUST OFF RADCLIFFE ROAD
- CLOSE TO GOOD LOCAL SCHOOLS
- LARGE LANDSCAPED SOUTH WEST FACING GARDEN
- GARAGE AND DOUBLE DRIVEWAY
- WELL PLACED FOR BURY, WHITEFIELD & RADCLIFFE CENTRES
- NO ONWARD CHAIN
- VIEWING ESSENTIAL TO APPRECIATE SIZE AND CONDITION

An extremely spacious and well presented detached family home located in a quiet cul de sac just off Radcliffe Road. The property was built in 2016 and since the current owners have moved in they have made many significant improvements to offer a perfect opportunity to purchase a turn key family home. The property boasts a South West facing rear garden, a double driveway and is well placed for local amenities including schools, countryside walks, shops, Redvales Playing Fields, public transport links, motorway access and is located just over a mile to the South of Bury town centre. It offers a spacious well presented interior with open plan living downstairs comprising four generous bedrooms (master en suite with vaulted ceiling), family bathroom, lounge, spacious open plan kitchen/diner, utility room, downstairs W.C., hallway and garage. Externally there is a driveway to the front allowing side by side parking and a landscaped South West facing rear garden. If you are looking for a spacious turn key family home in a quiet setting with good access to local amenities then this could be the one for you. driveway to the front allowing side by side parking and a landscaped South West facing rear garden. If you are looking for a spacious turn key family home in a quiet setting with good access to local amenities then this could be the one for you.

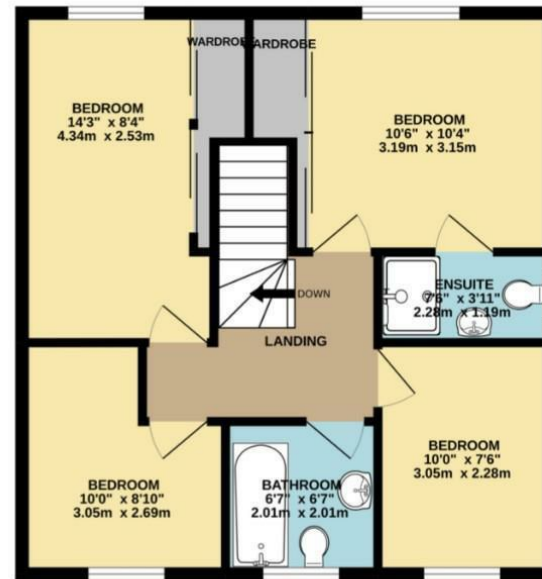




GROUND FLOOR
605 sq.ft. (56.2 sq.m.) approx.



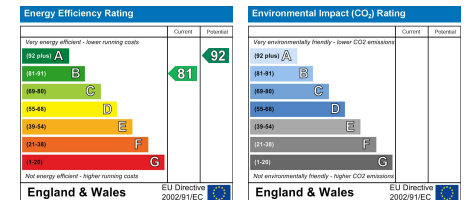
1ST FLOOR
555 sq.ft. (51.6 sq.m.) approx.



TOTAL FLOOR AREA: 1161 sq.ft. (107.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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All statements contained in these particulars are for indicative purposes only and are made without responsibility on the part of Pearson Ferrier and the vendors of this property and are not to be relied on as statements or representations of fact. Potential purchasers should satisfy themselves by inspection or otherwise as to the accuracy of such details contained in these particulars.