

pearson ferrier®

23 CEDAR FOLD
Bury, BL8 3GG
£195,000

23 CEDAR FOLD

Property at a glance

- BURY COUNCIL AFFORDABLE HOUSING SCHEME
- MODERN SEMI-DETACHED
- FOUR BEDROOMS
- IMMACULATLEY PRESENTED
- EXCLUSIVE DEVELOPMENT
- TOTTINGTON VILLAGE
- CLOSE TO KIRKLEES NATURE TRAIL

DISCOUNTED UNDER BURY COUNCILs AFFORADBLE HOUSING SCHEME
Immaculately presented four bedroom semi-detached property located on an exclusive development in the ever popular Tottington area of Bury. The location offers excellent access and transport links to Bury, with Tottington village & Kirklees nature trail being close by. The property really must be viewed to appreciate the quite cul-de-sac location and the accommodation on offer. In brief the property comprises of; Entrance hall with guest w.c off, lounge with bay window and kitchen/Diner. To the first floor are four bedrooms and family bathroom. The property benefits from driveway to the front for 2 cars and low maintenance garden to the rear which is not over looked and back on to the Kirklees nature trail. The property ideal for growing families.

Tenure - Leasehold - 999 years from 1 August 2014
Council Tax Band - B
EPC - C





















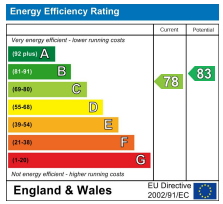
Approximate total area(1)

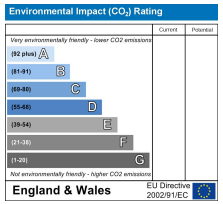
68.3 m²

(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.

GIRAFFE360





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