



MY PROPERTY CLUB

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mypropertyclub.co.uk



3 Brierley Close

Denton, Manchester, M34 2FA

Offers over £260,000

Welcome to this fabulous three-bedroom semi-detached house located on Brierley Close in the sought-after area of Denton, Manchester. This delightful property boasts a spacious entrance hall that sets the tone for the rest of the home. The generous family lounge provides an inviting space for relaxation and entertainment, perfect for family gatherings or quiet evenings in.

The house features three well-proportioned bedrooms, offering ample space for a growing family or those needing extra room for guests. The family bathroom is conveniently located, ensuring comfort and practicality for everyday living. Additionally, the property benefits from plenty of storage options, making it easy to keep your home organised and clutter-free.

One of the standout features of this property is the inclusion of solar panels, which not only contribute to energy efficiency but also help reduce utility costs. The property also comes with a garage, providing secure parking and additional storage space. Driveway which will accommodate multiple vehicles

Situated in a desirable location, this home is within the catchment area for excellent local schools, making it an ideal choice for families. With its combination of space, convenience, and modern features, this property is sure to appeal to a wide range of buyers.

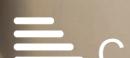
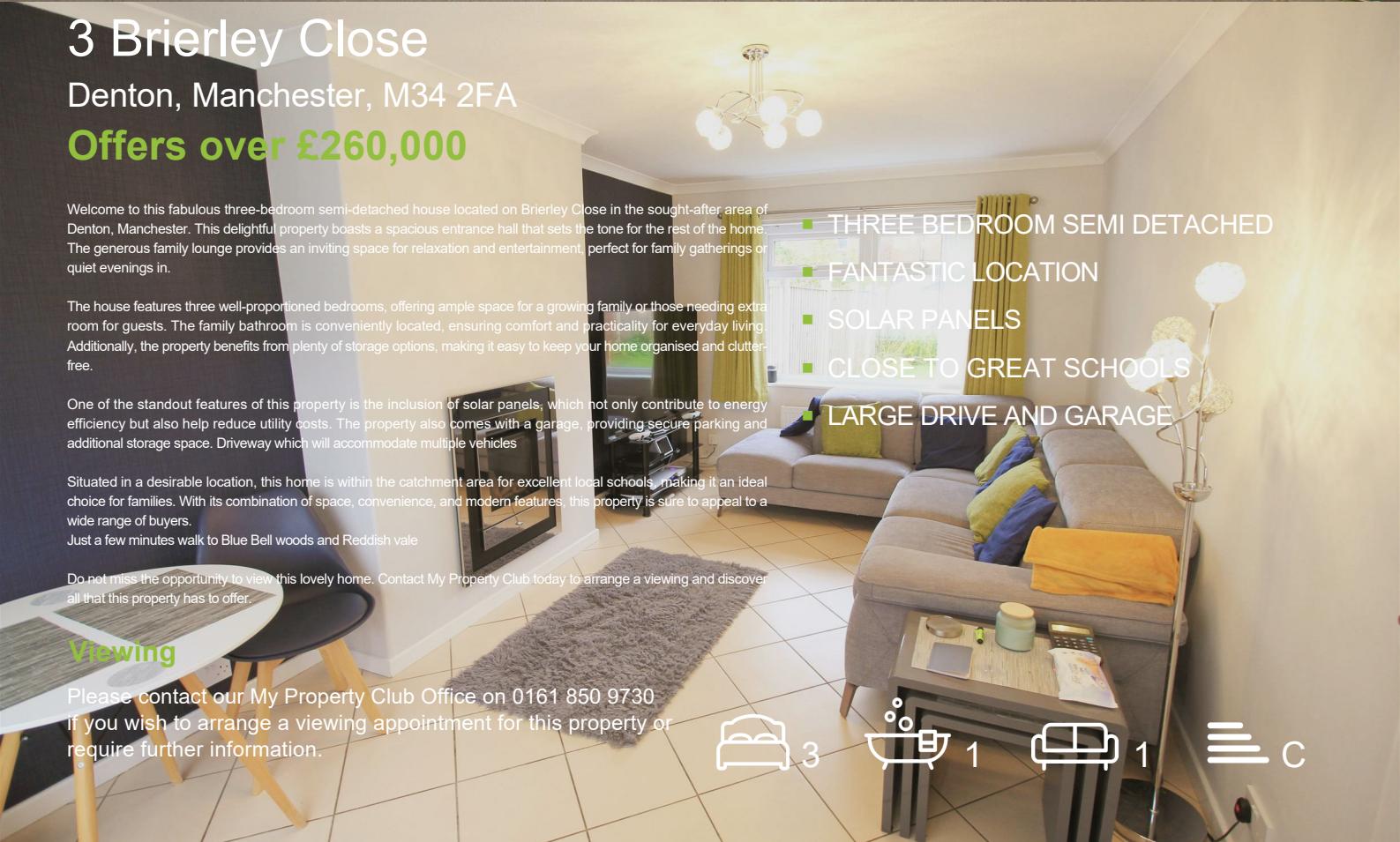
Just a few minutes walk to Blue Bell Woods and Reddish Vale

Do not miss the opportunity to view this lovely home. Contact My Property Club today to arrange a viewing and discover all that this property has to offer.

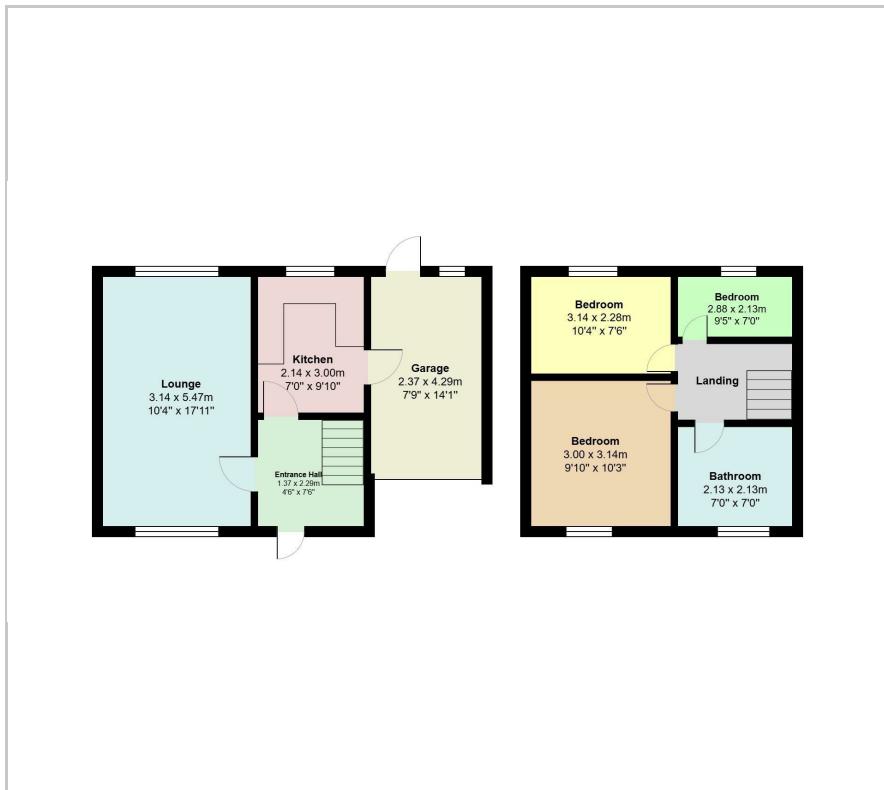
Viewing

Please contact our My Property Club Office on 0161 850 9730 if you wish to arrange a viewing appointment for this property or require further information.

- THREE BEDROOM SEMI DETACHED
- FANTASTIC LOCATION
- SOLAR PANELS
- CLOSE TO GREAT SCHOOLS
- LARGE DRIVE AND GARAGE



Floor Plan

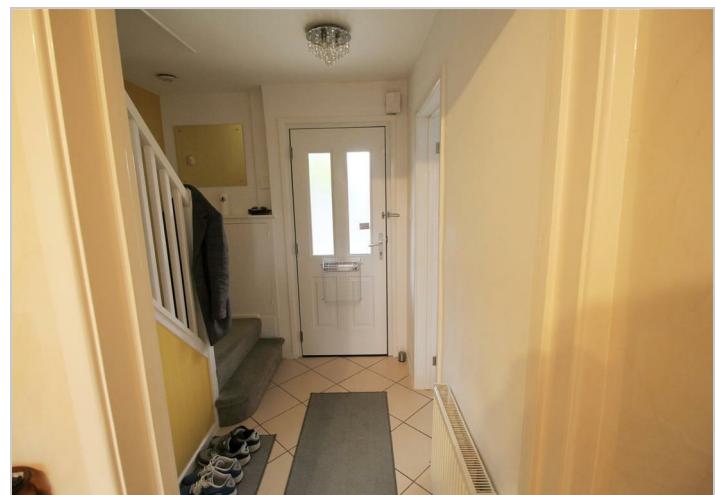


Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B	71	73
(69-80)	C		
(55-68)	D		
(38-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC



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