BALMER & CO.

SALES & LETTINGS

Shearwater Avenue, Astley, M29 7TB

£375,000









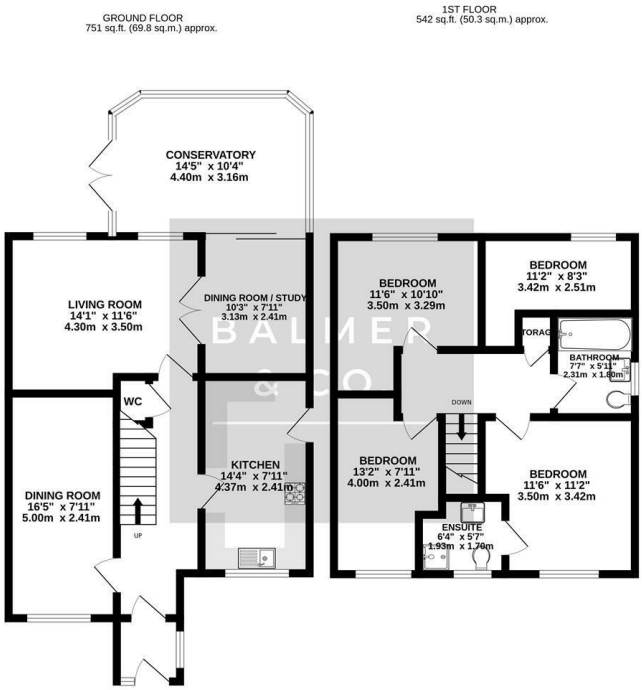




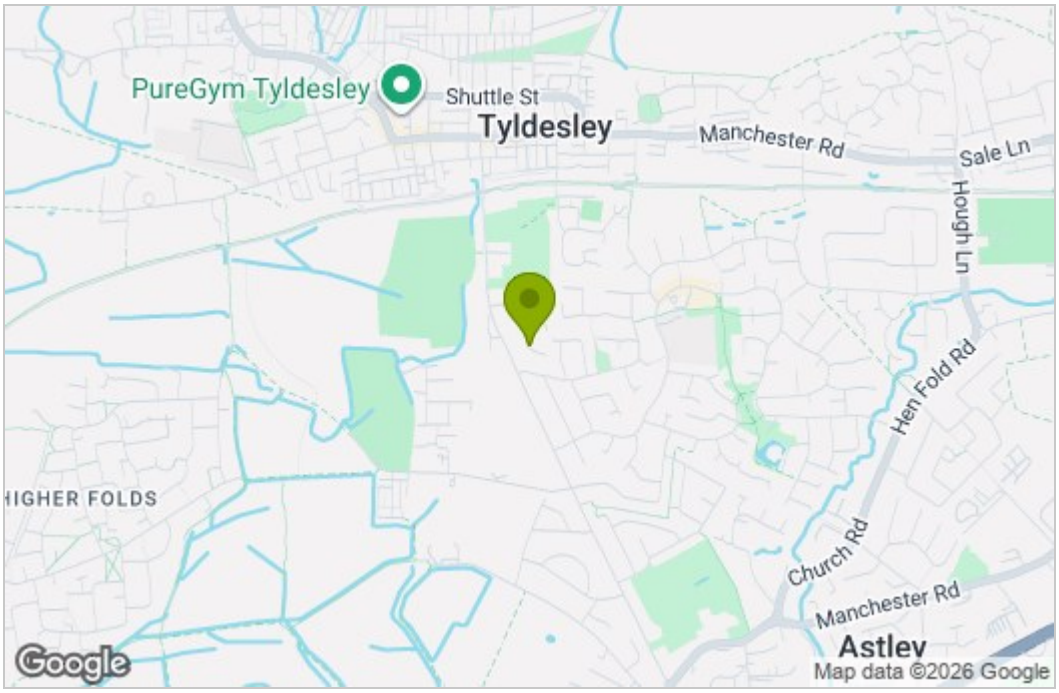


BALMER & CO in TYLDESLEY are delighted to offer FOR SALE this four bedroom detached property situated on Shearwater Avenue, a popular and well regarded location in Astley. Well presented throughout, offering versatile living space, and conveniently placed for access to well regarded schools, shops and transport links, it would be perfect for families. The ground floor comprising in brief; entrance hallway with w.c, living room, dining room, fitted kitchen, garage conversion and a conservatory with a solid roof. To the first floor is a master bedroom with an en-suite shower room and fitted wardrobes, two double bedrooms with fitted wardrobes, a single bedroom and a three piece family bathroom suite. Externally, there is a garden frontage with driveway parking whilst to the rear there, is a good sized, private garden with a summer house, currently used as a bar. Early viewings highly recommended, all enquiries welcome.

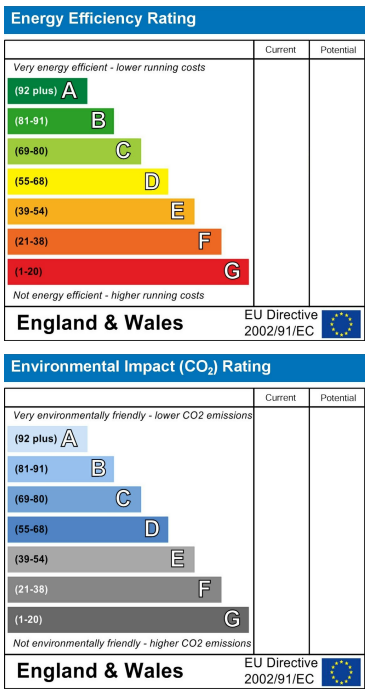
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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