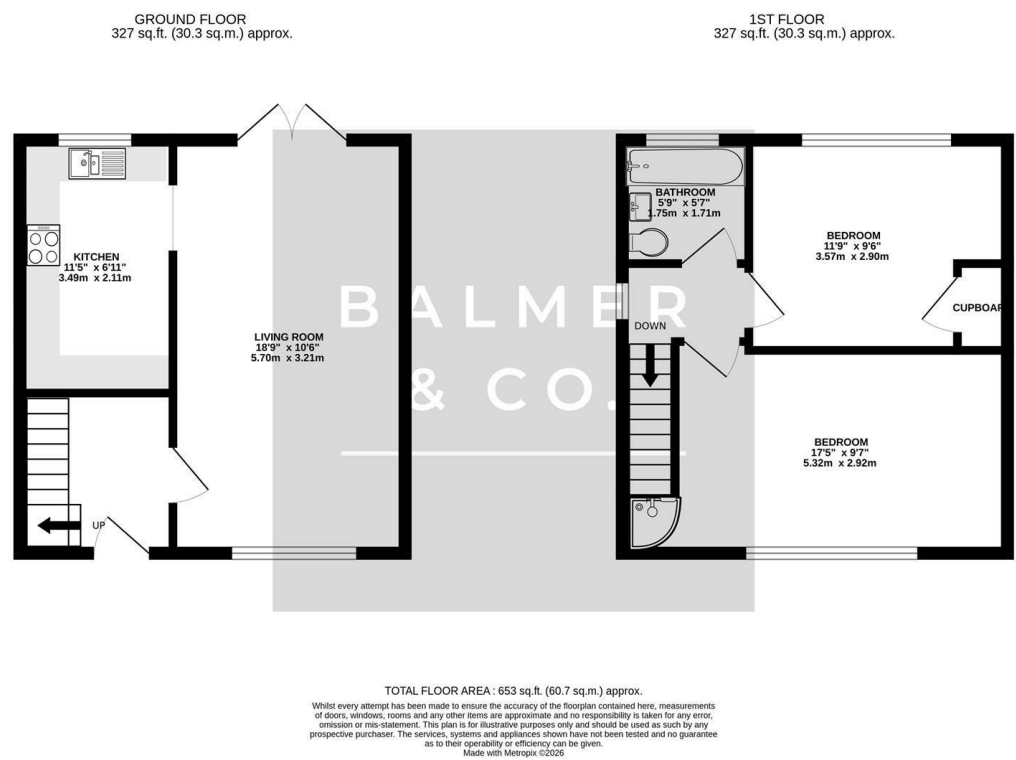


Windermere Avenue, Atherton, M46 9NG
Offers Over £160,000

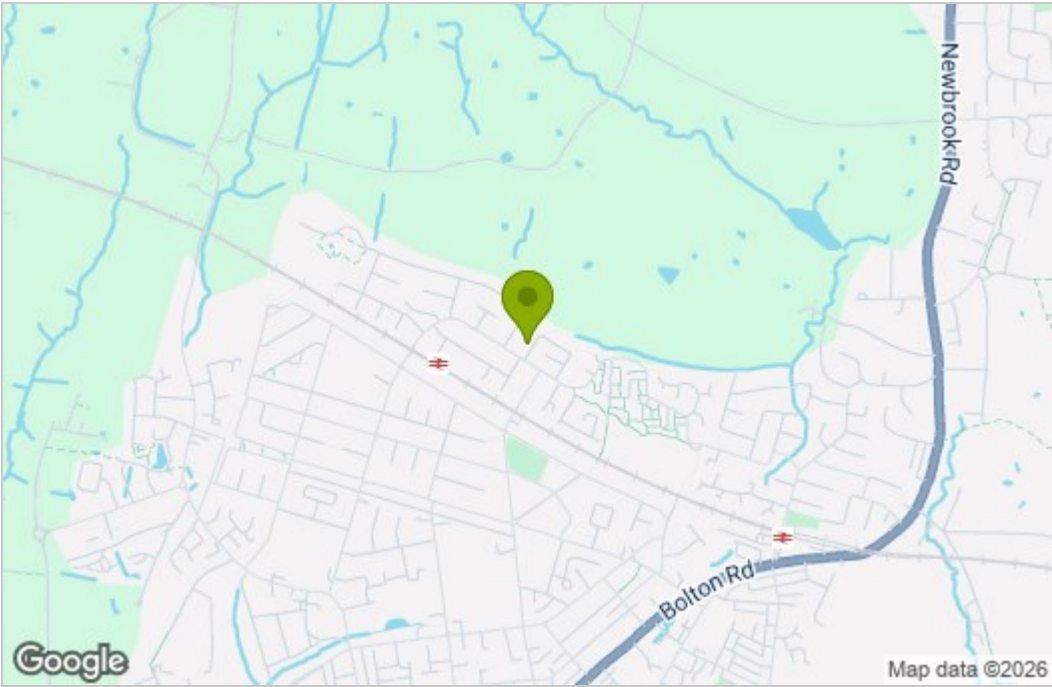


BALMER & CO in ATHERTON are delighted to offer FOR SALE this two bedroom end of terrace property located on Windermere Avenue, a popular residential location in Atherton. Well presented throughout offering generous accommodation with no onward chain, it would be perfect for first time buyers or those looking to downsize. The ground floor comprising in brief; entrance hallway, dual aspect living room with patio doors to the rear garden and a modern fitted kitchen with integrated appliances. To the first floor are two double bedrooms, the master benefitting from fitted wardrobes and a shower, with a three piece bathroom suite completing the internal accommodation. Externally, there is a garden to the front of the property as well as off road parking. To the rear is a good sized, enclosed garden complete with an outbuilding, currently used as a bar, as well as a hot tub. Early viewings highly recommended, all enquiries welcome.

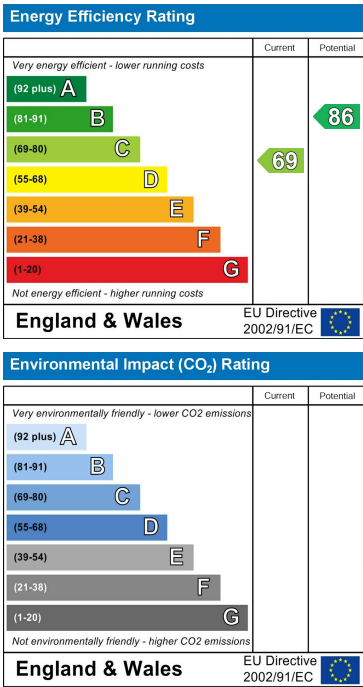
Floor Plan



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.