

Withington Close, Atherton, M46 0EZ
Offers Over £240,000



BALMER & CO in ATHERTON are delighted to offer FOR SALE this fantastic three bedroom end of terraced home, tucked away on Withington Close in Atherton. Built over three storeys and conveniently placed for access to a wide range of amenities this property offers excellent family living accommodation. Comprising in brief; entrance hallway with w.c, modern fitted kitchen with integrated appliances, a living room with French doors leading to the extension with bi-folding doors out to the rear garden which completes the ground floor. To the first floor are two bedrooms and a three piece family bathroom suite. To the second floor is a master bedroom with fitted wardrobes and an en-suite shower room. Externally, the front of the property has a nicely presented frontage with a separate double driveway and garage with electric door. To the rear is a fully enclosed private garden. Early viewings highly recommended, all enquiries welcome.

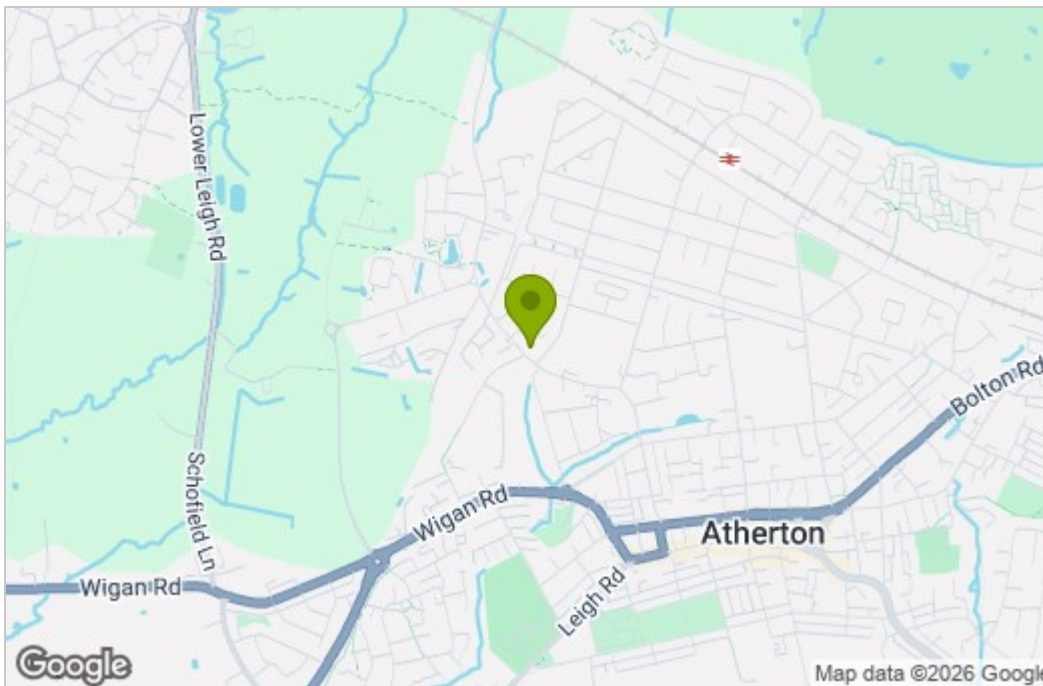
Floor Plan



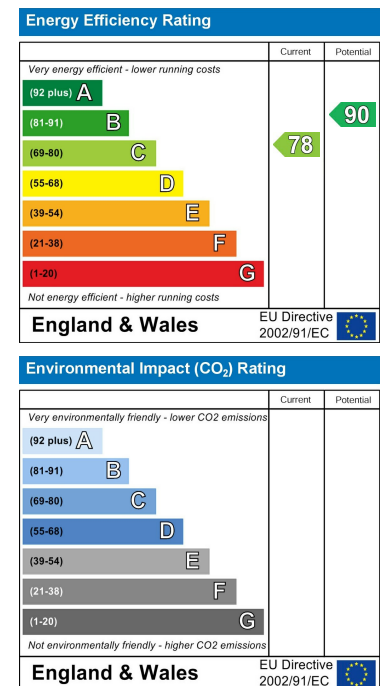
TOTAL FLOOR AREA: 1054 sq.ft. (97.9 sq.m.) approx.

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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Area Map



Energy Efficiency Graph



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