BALMER & CO.

SALES & LETTINGS

Hamilton Street, Atherton, M46 0BB

Offers Over £120,000



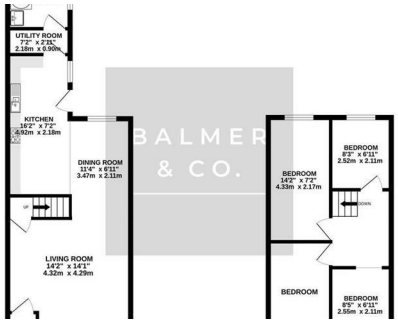






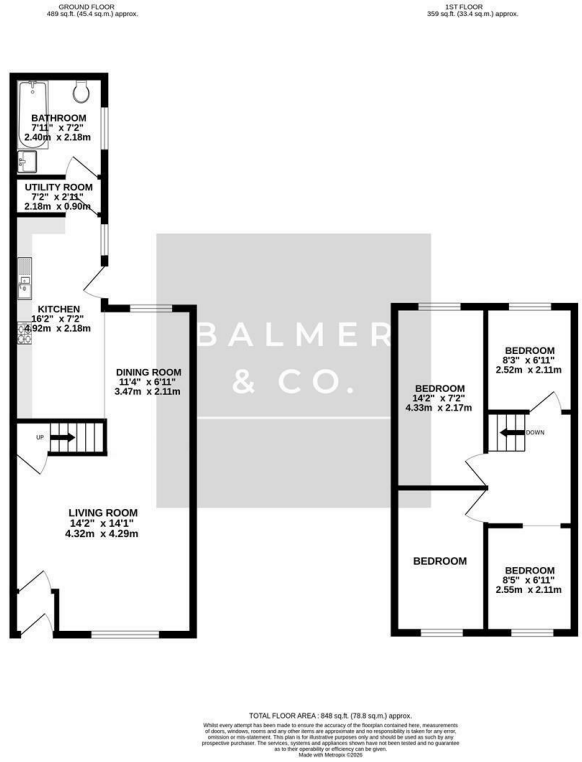




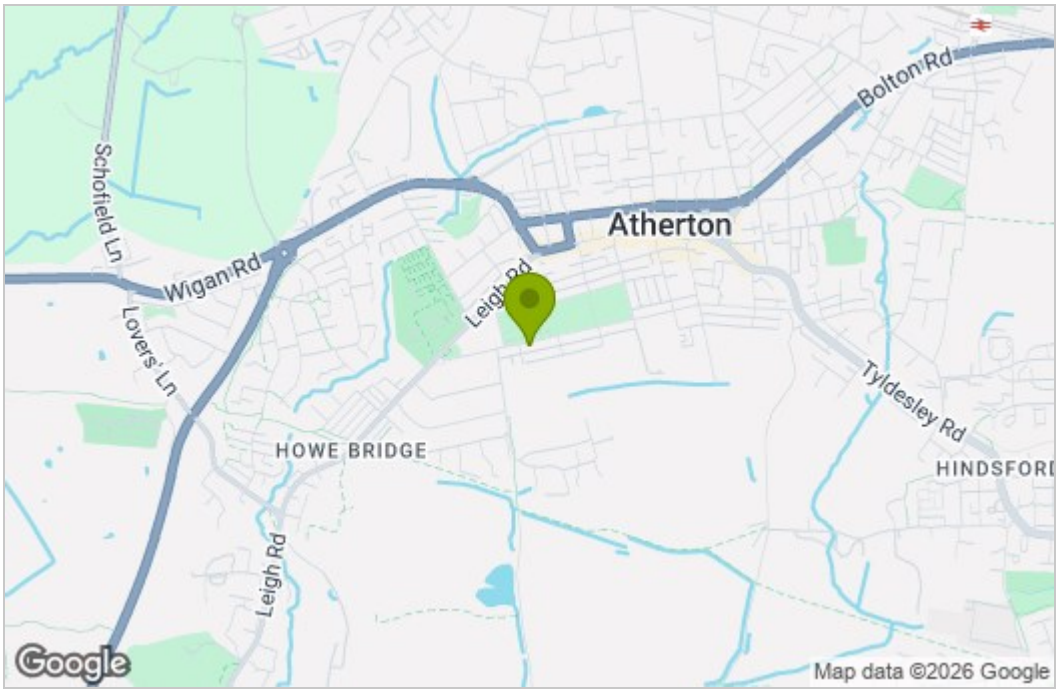


BALMER & CO in ATHERTON are delighted to offer FOR SALE this four bedroom mid terraced property, located on the ever popular Hamilton Street. Although it is in need of refurbishment, it is in a sought after area overlooking the park and is ideally offered with NO ONWARD CHAIN making it perfect for investors or those looking to add their own stamp to their home. The ground floor comprising in brief; entrance vestibule, living room, a dining room which opens out into a fitted kitchen with a small utility room and a ground floor bathroom. To the first floor are four bedrooms. Externally the property has a small garden frontage with an enclosed private yard to the rear. Early viewings highly recommended, all enquiries welcome.

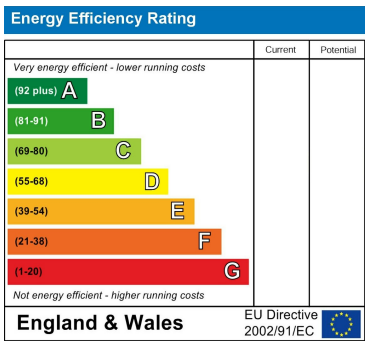
Floor Plan

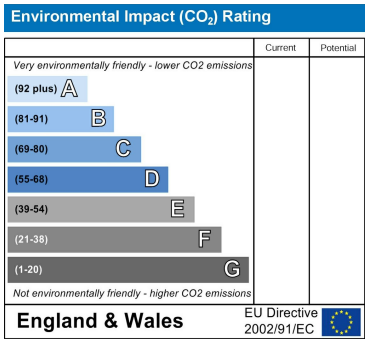


Area Map



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.

63 Market Street, Atherton, Greater Manchester, M46 0DA
Tel: 01942 316062 Email: atherton@balmerandco.co.uk
www.balmerandco.co.uk