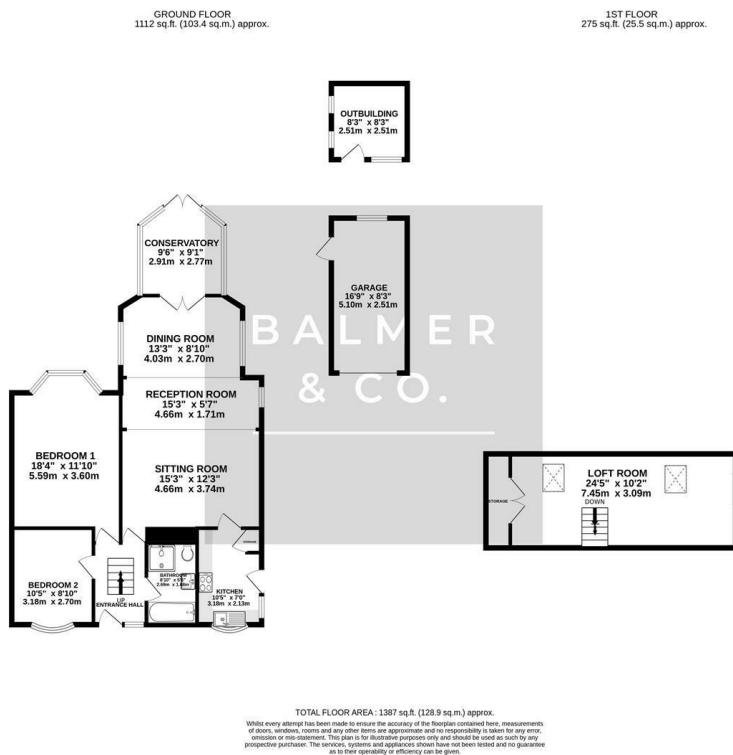


Treen Road, Astley, M29 7HA  
Offers Over £360,000

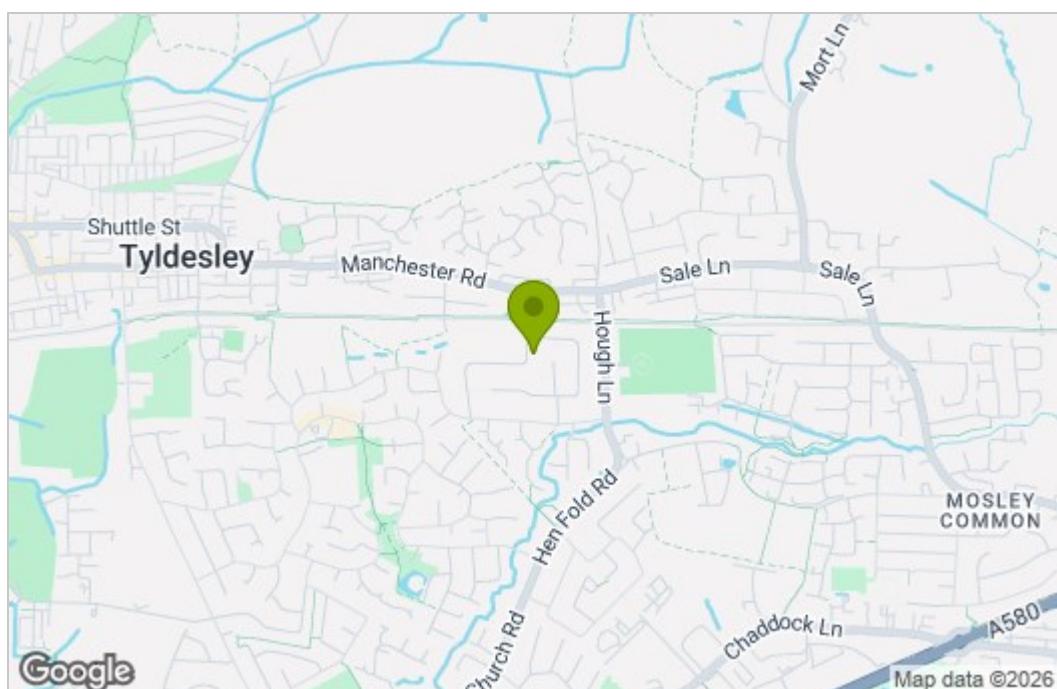


BALMER & CO in TYLDESLEY are delighted to offer FOR SALE this fantastic two bedroom semi-detached bungalow situated on the ever popular Treen Road in Astley. Heavily extended and converted throughout, this unique property offers excellent living space and simply must be viewed. Comprising in brief; entrance hallway, large open plan living/sitting/dining room, conservatory beyond with French doors leading to the rear garden, modern fitted kitchen, large master bedroom with a feature bay window, second double bedroom, with a stylish four piece family bathroom completing the ground floor. To the first floor is a fully converted loft space with a fixed staircase for access completing the accommodation on offer. Externally, the property is garden fronted with a long driveway to the side providing ample off-road parking, whilst to the rear there is a fully enclosed South-East facing garden, with a detached single garage with electric door. Early viewings highly recommended, all enquiries welcome.

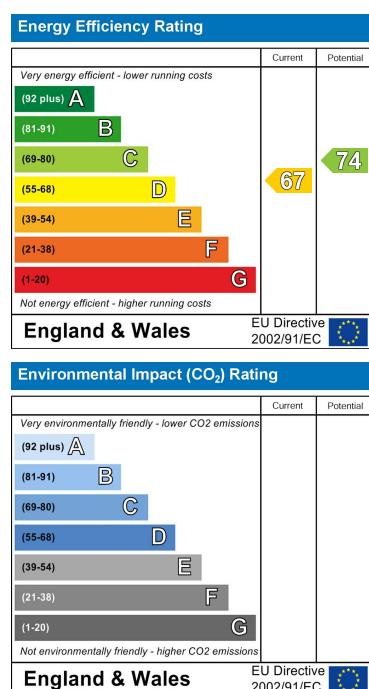
## Floor Plan



## 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.