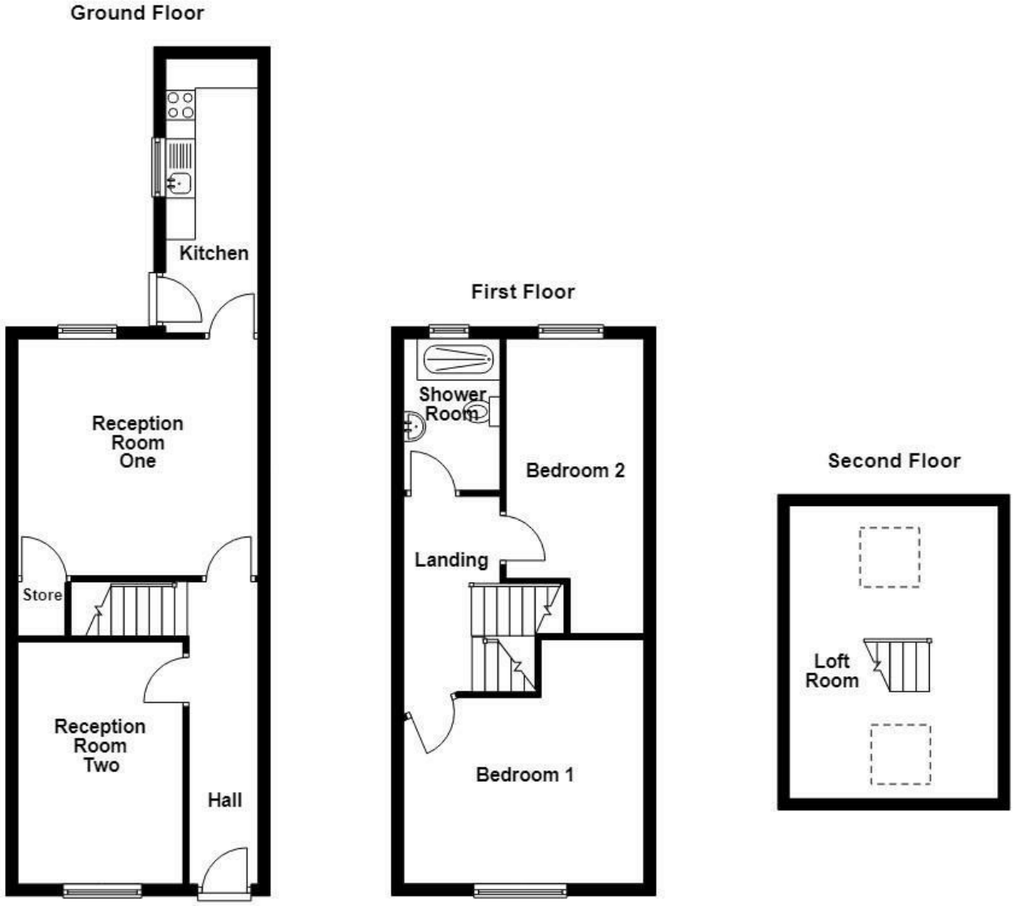
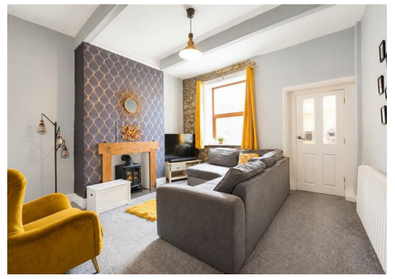
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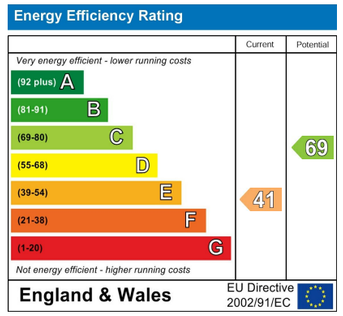
Bolton Road West, Bury, BLO 9PD

Offers Over £200,000

Nestled on Bolton Road West in the charming town of Ramsbottom, Bury, this delightful mid-terrace house offers a perfect blend of comfort and modern living. With two inviting reception rooms, this home provides ample space for relaxation and entertaining guests. The well-appointed kitchen features an attractive barn door and boasts modern finishes, making it a delightful space for culinary pursuits.

The property comprises two spacious bedrooms, ensuring a restful retreat for all occupants. Additionally, a loft bedroom conversion adds an extra layer of versatility, perfect for use as a guest room, home office, or play area. The layout of this home is thoughtfully designed to maximise space and light, creating a warm and welcoming atmosphere.

Situated in a desirable location, this terraced home is conveniently close to local amenities, parks, and transport links, making it an ideal choice for families and professionals alike. With its charming features and modern touches, this property is a wonderful opportunity for those seeking a comfortable and stylish living space in Ramsbottom. Don't miss the chance to make this lovely house your new home.



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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Bolton Road West, Bury, BLO 9PD

Offers Over £200,000

2 1 2 E

- Charming Terraced Property
- Lovingly Maintained
- On Street Parking
- EPC Rating - E
- Two Bedrooms & Loft Room
- Low Maintenance Rear Yard
- Tenure - Leasehold
- Two Reception Rooms
- Close to Local Amenities & Motorway Links
- Council Tax Band - A

Ground Floor

Entrance Hall

16 x 3'2 (4.88m x 0.97m)

Laminate flooring, doors leading to reception room one and reception room two, stairs to first floor.

Reception Room Two

13'5 x 9'2 (4.09m x 2.79m)

UPVC double glazed window, central heating radiator, open fire with stone hearth and wooden mantle and brick surround.

Reception Room One

13'4 x 13'2 (4.06m x 4.01m)

UPVC double glazed window, cast iron multifuel burning stove with wooden mantle, door leading to kitchen.

Kitchen

15'3 x 5'2 (4.65m x 1.57m)

UPVC double glazed window, central heating radiator, high gloss wall and base units with solid wood surfaces, tiled splashbacks, stainless steel sink and drainer with mixer tap, gas hob burner, oven in a high rise unit, stainless steel extractor hood, space for fridge freezer, plumbing for washing machine, lino flooring, barn door to garden.

First Floor

Bedroom One

13'6 x 13'4 (4.11m x 4.06m)

UPVC double glazed window, central heating radiator.

Bedroom Two

16'1 x 7'8 (4.90m x 2.34m)

UPVC double glazed window, central heating radiator.

Shower Room

8'5 x 4'9 (2.57m x 1.45m)

UPVC double glazed window, central heating radiator, three piece suite comprising of a dual flush WC, vanity top wash basin with mixer tap and a walk in electric feed shower, partial tiled elevations, vinyl flooring.

Second Floor

Loft Room

16'2 x 11'7 (4.93m x 3.53m)

Two Velux windows, central heating radiator.

External

Front

Paved path, stone chippings, bedding areas, on street parking.

Rear

Paved yard to rear.

