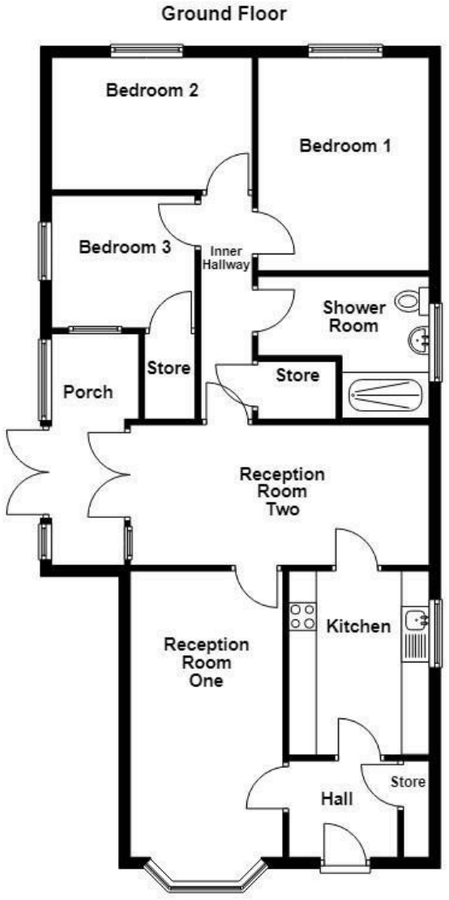
Keenans

Ground Floor











Breightmet Fold Lane, Bolton, BL2 5NB

Asking Price £250,000

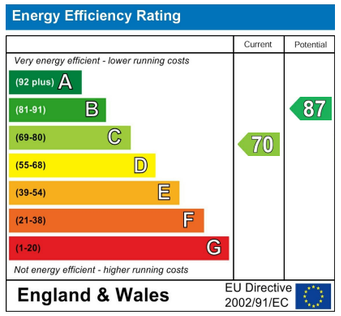
A WONDERFUL THREE BEDROOM TRUE BUNGALOW SET ON AN IMPRESSIVE PLOT

Nestled on the charming Breightmet Fold Lane in Bolton, this delightful three-bedroom bungalow presents an exceptional opportunity for those seeking a comfortable and spacious home. Set on an impressive plot, the property boasts a large garden that offers a perfect retreat for relaxation or entertaining guests.

The bungalow's layout is thoughtfully designed, making it an ideal choice for downsizers who desire a manageable yet inviting living space. The generous garden not only enhances the aesthetic appeal of the property but also provides ample outdoor space for gardening enthusiasts or families looking to enjoy the fresh air.

Additionally, the inclusion of a garage adds convenience and practicality, ensuring that you have secure storage for your vehicle and other belongings.

This property is a rare find in a desirable location, combining the benefits of single-storey living with the charm of a well-established neighbourhood. Whether you are looking to downsize or simply seeking a peaceful abode, this bungalow on Breightmet Fold Lane is sure to meet your needs and exceed your expectations. Do not miss the chance to make this lovely home your own.



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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Breightmet Fold Lane, Bolton, BL2 5NB

Asking Price £250,000

3 1 2 C

- Three Bedroom True Bungalow
- Generous Rear Garden
- Driveway And Garage Providing Off Road Parking
- Tenure - Leasehold
- Set On An Impressive Plot
- Ideal For Downsizers
- EPC Rating - C
- Spacious Living Accommodation
- Sought After Bolton Location
- Council Tax Band - C

Ground Floor

Hallway

6'2 x 4'1 (1.88m x 1.24m)

UPVC front door, doors leading to reception room one, kitchen and storage.

Reception Room One

15'7 x 10'9 (4.75m x 3.28m)

Two UPVC double glazed windows, central heating radiator, open flame gas fire with marble hearth, surround and mantle and door leading to reception room two.

Reception Room Two

15'1 x 9'1 (4.60m x 2.77m)

Two UPVC double glazed windows, central heating radiator, doors leading to Inner hall and kitchen, UPVC French doors leading to porch.

Porch

11'8 x 4'4 (3.56m x 1.32m)

Four UPVC double glazed windows and UPVC French doors to exterior.

Kitchen

11'4 x 8'4 (3.45m x 2.54m)

UPVC double glazed window, glossed wall and base units, laminate work surfaces, tiled splash back, inset sink with mixer tap and single draining board, space for cooker with four ring burners, stainless steel extractor hood, space for fridge freezer, space for fridge, plumbing for washing machine, plumbing for dishwasher, spotlights and wood effect laminate flooring.

Bedroom One

12'7 x 8'11 (3.84m x 2.72m)

UPVC double glazed window and central heating radiator.

Bedroom Two

10'6 x 7'10 (3.20m x 2.39m)

UPVC double glazed window and central heating radiator.

Bedroom Three

8'6 x 10'6 (2.59m x 3.20m)

UPVC double glazed window, central heating radiator and door to storage

Shower Room

9'1 x 6'7 (2.77m x 2.01m)

UPVC double glazed window, heated towel rail, a three piece bathroom suite, dual flush WC, vanity top wash basin with mixer tap, enclosed direct feed shower with rinse head, PVC elevations, spotlights and tile effect lino flooring.

Garage

16'7 x 9 (5.05m x 2.74m)

Manual garage door.

Exterior

Printed concrete drive and laid to lawn garden to the front of the property, enclosed rear garden with paved area and laid to lawn garden.










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