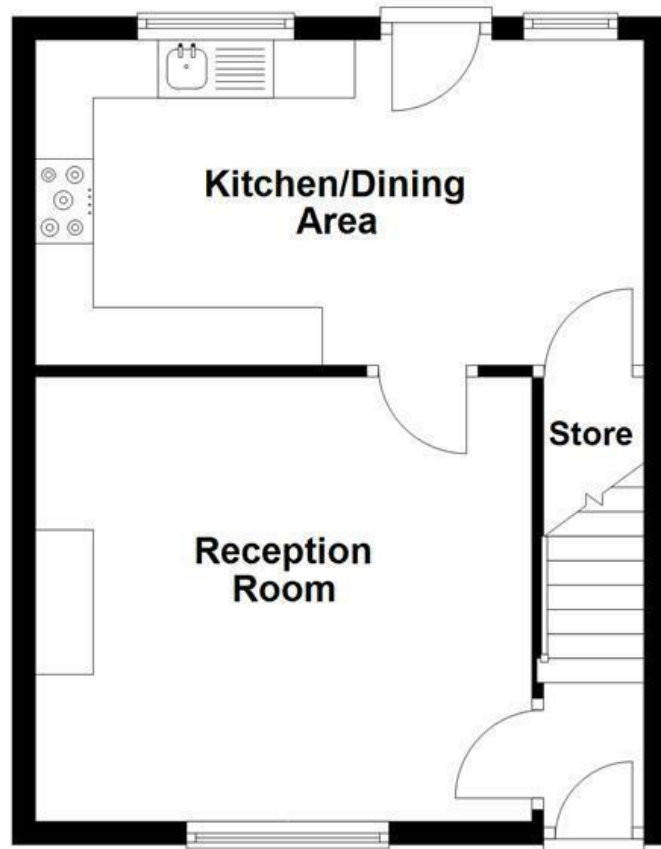
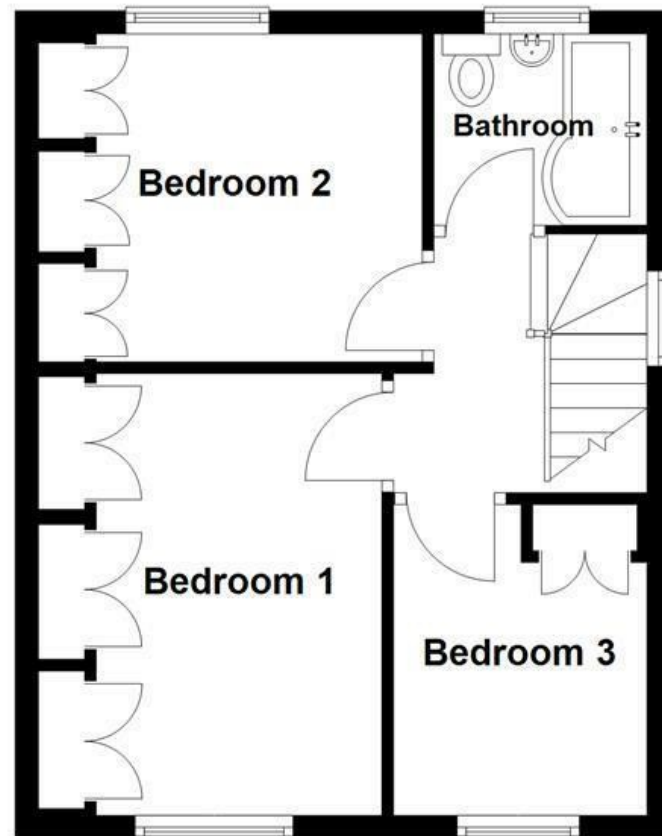


Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	84
England & Wales	EU Directive 2002/91/EC	

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Chaffinch Drive, Bury, BL9 6JU

£210,000

THREE BEDROOM SEMI DETACHED HOME WITH STUNNING REAR GARDEN

Located in the charming neighbourhood of Chaffinch Drive, Bury, this delightful semi-detached house offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, including two spacious double rooms and a versatile third bedroom that can easily serve as an office space, this property is ideal for families or professionals seeking a tranquil retreat.

The heart of the home is a well-equipped kitchen and dining area, perfect for family meals and entertaining guests. The generous living room provides a welcoming space to relax and unwind after a long day. Natural light floods through the windows, creating a warm and inviting atmosphere throughout.

Step outside to discover a beautifully maintained rear garden, complete with a charming summer house and a practical shed, offering ample space for outdoor activities or simply enjoying the fresh air. This garden is a true oasis, perfect for gardening enthusiasts or those who appreciate a serene outdoor space.

Conveniently located, this property is just a stone's throw away from local shops and schools, making it an excellent choice for families. Additionally, off-road parking ensures that you will never have to worry about finding a space for your vehicle.

Chaffinch Drive, Bury, BL9 6JU

£210,000

 3  1  1  C

- Exceptional Semi Detached Property
- Contemporary Fitted Dining Kitchen
- Ample Off Road Parking
- EPC Rating C
- Three Bedrooms
- Immaculate Presented Throughout
- Tenure Freehold
- Three Piece Bathroom Suite
- Stunning Rear Garden with Summerhouse
- Council Tax Band A

Ground Floor

Entrance Hall

5'11 x 3'8 (1.80m x 1.12m)

Composite double glazed frosted front door, central heating radiator, tiled effect flooring, hardwood door to reception room and stairs to first floor.

Reception Room

13'0 x 12'7 (3.96m x 3.84m)

UPVC double glazed window, central heating radiator, coving, living flame gas fire, wood effect flooring and hardwood door to kitchen/dining area.

Kitchen/Dining Area

17'3 x 9'3 (5.26m x 2.82m)

Two UPVC double glazed windows, upright central heating radiator, range of panelled wall and base units with marble work surfaces and upstands, tiled splashback, composite sink and drainer with high spout mixer tap, Rangemaster cooker with seven ring gas hob, integrated extractor hood, glass splashback, integrated fridge freezer, plumbing for washing machine, spotlights, tiled flooring, door to understairs storage and UPVC double glazed frosted door to rear.

First Floor

Landing

7'2 x 5'10 (2.18m x 1.78m)

UPVC double glazed window, doors leading to three bedrooms and bathroom.

Bedroom One

12'6 x 9'9 (3.81m x 2.97m)

UPVC double glazed window, central heating radiator and fitted wardrobes.

Bedroom Two

10'11 x 9'0 (3.33m x 2.74m)

UPVC double glazed window and fitted wardrobes.

Bedroom Three

8'10 x 7'3 (2.69m x 2.21m)

UPVC double glazed window, central heating radiator and fitted wardrobe.

Bathroom

5'10 x 5'5 (1.78m x 1.65m)

UPVC double glazed frosted window, pedestal wash basin with mixer tap, dual flush WC, P-shaped panel bath with mixer tap and overhead direct feed shower, tiled elevations and tiled flooring.

External

Rear

Enclosed tiered garden with Indian stone paving, artificial lawn, porcelain tiles, pergola, timber storage shed and summerhouse.

Front

Paved driveway.



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