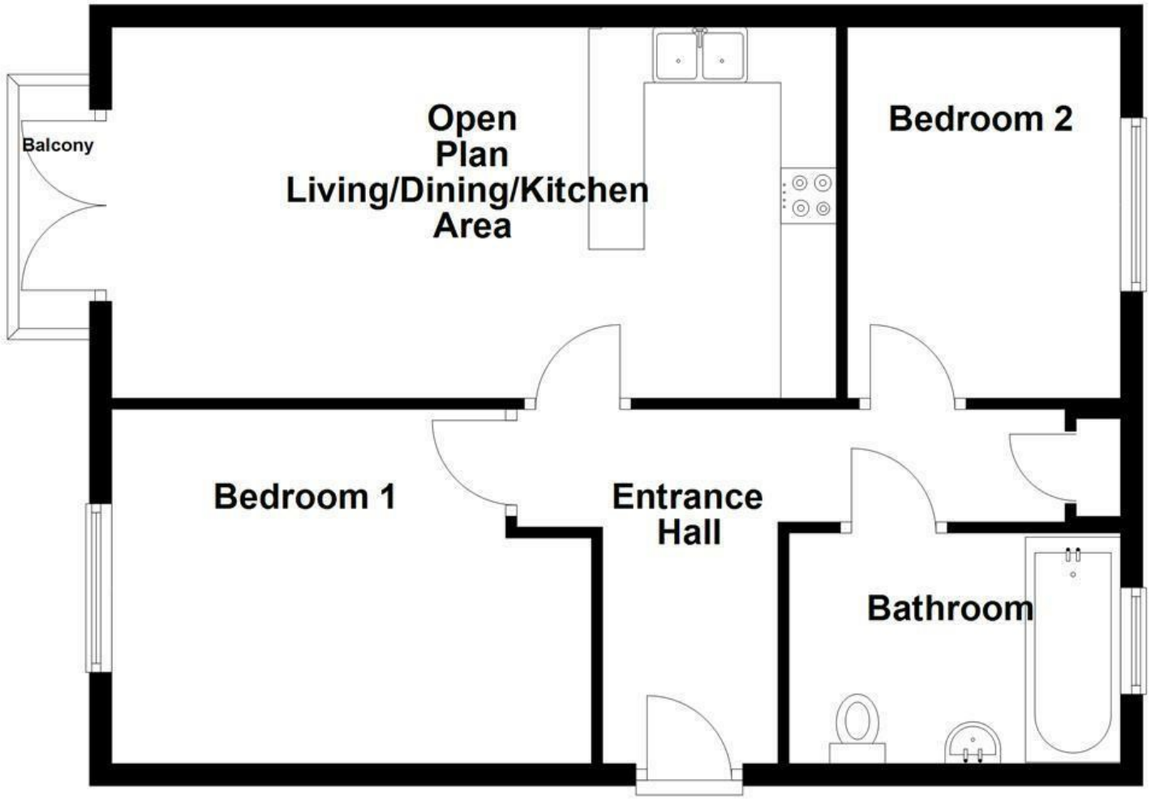
Keenans

Ground Floor



Dellar Street, Rochdale, OL12 7AN

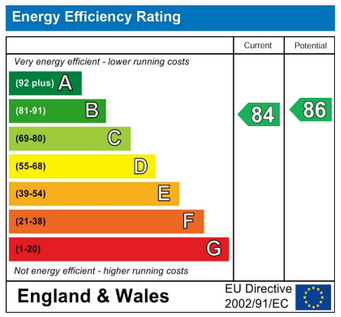
Offers In Excess Of £130,000

THE PERFECT INVESTMENT OPPORTUNITY IN PASSMONDS - MID FLOOR FLAT IN A GATED COMMUNITY

Welcome to this stunning two-bedroom flat located on Dellar Fold, Dellar Street in the heart of Passmonds, Rochdale. This well-maintained apartment presents an excellent opportunity for those seeking a prime investment. Currently sold with a tenant in situ, it offers immediate rental income, making it an ideal choice for investors looking to expand their portfolio.

The flat boasts a modern design and is situated in a desirable area, ensuring easy access to local amenities, transport links, and recreational facilities. The spacious layout provides a comfortable living environment, perfect for individuals or small families.

With its appealing features and strategic location, this property is not just a home but a smart investment. Do not miss the chance to acquire this remarkable flat in Rochdale, where convenience meets quality living.



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www.keenans-estateagents.co.uk

Dellar Street, Rochdale, OL12 7AN

Offers In Excess Of £130,000

2 1 1 B

- Two Generously Sized Bedrooms
- EPC Rating B
- Secure Off Road Parking
- Easy Access To Major Commuter Routes
- Mid Floor Flat
- Tenure Leasehold
- Open Plan Living/Dining/Kitchen Area
- Council Tax Band B
- Ideal Investment Opportunity
- Moden Three Piece bathroom Suite

Entrance Hallway
13'7 x 10'8 (4.14m x 3.25m)

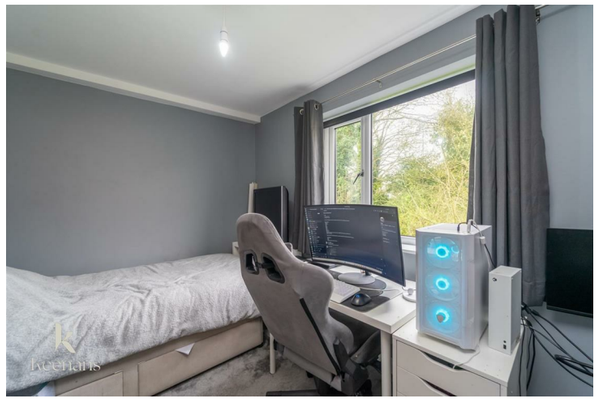
Open Plan Living/Dining/Kitchen Area
21'5 x 10'11 (6.53m x 3.33m)

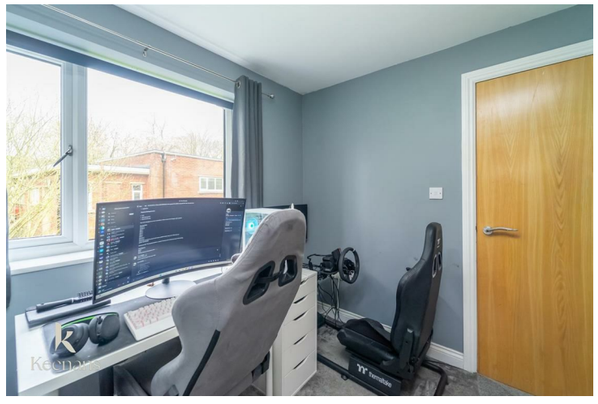
Bedroom One
14'2 x 10'6 (4.32m x 3.20m)

Bedroom Two
10'11 x 8'0 (3.33m x 2.44m)

Bathroom
9'11 x 6'3 (3.02m x 1.91m)

External
Secured off road parking and communal gardens.





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