



Tennyson Avenue, Dukinfield, SK16 5DR

Offers over £310,000

Nestled in the charming area of Tennyson Avenue, Dukinfield, this delightful semi-detached house offers a perfect blend of comfort and practicality. Built in 1965, the property boasts a spacious layout that is ideal for families or those seeking extra room to grow.

Upon entering, you are welcomed by two inviting reception rooms, providing ample space for relaxation and entertaining guests. The well-proportioned rooms are filled with natural light, creating a warm and welcoming atmosphere throughout the home.

The property features four generously sized bedrooms, ensuring that everyone has their own private space. Whether you need a guest room, a home office, or a children's playroom, this house can accommodate your needs with ease. Additionally, there are two bathrooms, which is a significant advantage for busy households, allowing for convenience and privacy.

Outside, the property offers parking for two vehicles, a valuable feature in today's busy world. This ensures that you and your guests will always have a place to park without the hassle of searching for a space.

Overall, this semi-detached house on Tennyson Avenue presents an excellent opportunity for those looking to settle in a friendly neighbourhood with all the essential amenities nearby. With its spacious living areas, ample bedrooms, and practical features, this home is ready to welcome its new owners. Don't miss the chance to make this lovely property your own.



GROUND FLOOR

Porch

Entrance porch

Hallway

Entrance Hall leading to living room & stairs going up

Lounge

13'6" x 12'3" (4.12m x 3.74m)

Double glazed window to front, radiator, door to Storage cupboard.

Dining Room

10'6" x 8'2" (3.20m x 2.49m)

Radiator, two double doors,

Kitchen/Diner

10'6" x 14'6" (3.20m x 4.43m)

Two double glazed windows to rear, door leading to downstairs toilet & 4th bedroom

Conservatory

10'6" x 12'6" (3.20m x 3.81m)

Radiator, double door leading into garden

Cloakroom

Downstairs toilet

Bedroom 4

9'11" x 7'0" (3.03m x 2.13m)

converted garage. Double glazed window to the front

FIRST FLOOR

Landing

Double glazed window to side, radiator.

Master Bedroom

13'0" x 8'5" (3.96m x 2.57m)

Double glazed window to front, radiator,

Bedroom 2

9'1" x 9'1" (2.77m x 2.77m)

Double glazed window to rear, radiator,

Bedroom 3

10'0" x 6'10" (3.06m x 2.09m)

Double glazed window to front, two radiators, door to Storage cupboard.

Shower Room

Double glazed window to rear, Free standing shower with sink basin & toilet

DISCLAIMER

Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/her self of all measurements prior to purchase.

Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else.

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