



Denbigh Street, Mossley, OL5 9PB

Offers over £155,000

Situated in the highly sought-after area of Mossley, this two bedroom end-terraced property offers a fantastic opportunity for first-time buyers, couples or investors alike. Ideally positioned for easy access to a wide range of local amenities, well-regarded schools, excellent transport links and the stunning surrounding countryside, the property is perfectly placed for both everyday convenience and enjoying the outdoors.

Mossley offers a great selection of independent shops, cafés, pubs and essential amenities, with excellent commuter connections providing easy access towards Stalybridge, Ashton-under-Lyne, Manchester and surrounding areas. The surrounding countryside is also close at hand, with a wealth of scenic walking routes and outdoor spaces to enjoy.

The accommodation briefly comprises an entrance vestibule leading into the lounge, with the kitchen/diner providing a practical space for everyday living and entertaining. To the first floor are two bedrooms and a bathroom, while the property also benefits from a useful basement, providing valuable additional storage space.

Externally, there is a communal yard area to the rear, providing an outdoor space to enjoy.

Offered for sale with no vendor chain, this property is ideally suited to those looking for a home in a popular Mossley location with excellent amenities, transport links and countryside nearby.



GROUND FLOOR

Entrance Vestibule

2'7" x 3'3" (0.78m x 0.99m)

Door to front, door leading to:

Lounge

14'2" x 13'9" (4.32m x 4.20m)

Double glazed window to front, feature inglenook fireplace, radiator, door leading to:

Kitchen/Diner

14'4" x 13'9" (4.37m x 4.20m)

Fitted with a matching range of base and eye level units with worktop space over, inset sink and drainer with mixer tap, tiled splashbacks, plumbing for washing machine, space for fridge/freezer, built-in oven, built-in hob with extractor hood over, double glazed window to side, radiator, stairs leading to first floor, stairs leading down to basement.

LOWER GROUND FLOOR

Basement

14'1" x 13'9" (4.29m x 4.20m)

FIRST FLOOR

Landing

Doors leading to:

Bedroom 1

13'11" x 13'9" (4.25m x 4.20m)

Double glazed window to front, radiator.

Bedroom 2

14'7" x 6'11" (4.44m x 2.11m)

Double glazed window to side, radiator.

Bathroom

8'6" x 6'6" (2.59m x 1.98m)

Three piece suite comprising, bath with shower over, vanity wash hand basin and low-level WC, part tiled walls, double glazed window to side, heated towel rail.

OUTSIDE

Communal area to the rear.

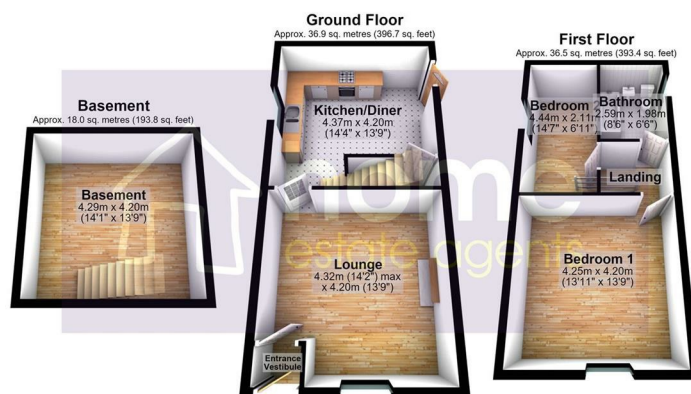
DISCLAIMER

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.

WWW.HOMEAA.CO.UK



Total area: approx. 91.4 sq. metres (984.0 sq. feet)

