



## Bradley Green Road, Hyde, SK14 4NA

### Offers over £270,000

Located on Bradley Green Road in Hyde, this exquisite Victorian semi-detached house presents an exceptional opportunity for families and individuals alike. Boasting four well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide a perfect setting for relaxation and entertaining guests, ensuring that every corner of the home is both functional and welcoming.

The house is in immaculate condition, reflecting a careful attention to detail and a commitment to quality. The modern bathroom is well-appointed, catering to the needs of a busy household. The large garden at the rear of the property is a delightful feature, offering a private outdoor space for children to play, gardening enthusiasts to flourish, or simply for enjoying the fresh air on sunny days.

Parking is conveniently available for one vehicle at the back of the property, adding to the practicality of this lovely home. Furthermore, the location is ideal, with a variety of amenities just a stone's throw away, making daily errands and leisure activities easily accessible.

This property is not just a house; it is a place where memories can be made and cherished. With its blend of classic Victorian charm and modern convenience, this semi-detached home on Bradley Green Road is a must-see for anyone seeking a delightful living experience in Hyde.



## GROUND FLOOR

### Entrance Hall

15'0" x 3'0" (4.57m x 0.91m)

Stairs, door to:

### Living Room

12'0" x 11'0" (3.66m x 3.35m)

Bay window to front, door to:

### Dining Room

13'0" x 11'0" (3.96m x 3.35m)

Window to rear, window to side, open plan, door to:

### Kitchen

9'0" x 8'11" (2.74m x 2.73m)

Window to rear, door to:

### Pantry

10'0" x 3'0" (3.05m x 0.91m)

## FIRST FLOOR

### Landing

25'4" x 6'7" (7.72m x 2.00m)

### Bedroom 1

9'0" x 8'11" (2.74m x 2.73m)

Window to side, door to:

### Bedroom 2

6'0" x 10'0" (1.83m x 3.05m)

Window to rear, door to:

### Bathroom

6'0" x 10'0" (1.83m x 3.05m)

Window to side, door to:

### Bedroom 3

5'0" x 8'0" (1.52m x 2.44m)

Window to side, door to:

### Bedroom 4

6'0" x 11'0" (1.83m x 3.35m)

Window to front, door to:

## 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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Total area: approx. 80.6 sq. metres (867.4 sq. feet)

