



## 122 Astley Street, Dukinfield, SK16 4PU

**£750**

A Wilson Estates are delighted to offer To Let this well presented one bedroom ground floor apartment on Astley Street in Dukinfield.

The location is a popular one due to it's easy access to neighbouring towns, with Dukinfield, Denton, Hyde, and Ashton-under-Lyne all offering a wide range of shops, cafes, restaurants, and leisure options. For commuters, Ashton train station and Metrolink tram stop are under a mile away, providing regular services into Manchester, whilst for those looking to travel by car the M60 ring road is short drive away.

Viewing highly recommended.

Please call A Wilson Estates on 0161 303 9886 to arrange a viewing.

Briefly the property comprises:~

# 122 Astley Street

, Dukinfield, SK16 4PU

**£750**



## **Entrance Vestibule**

uPVC double-glazed door to side elevation.  
Lighting and laminate flooring.

Council Tax Band : A

EPC Rating : E

## **Lounge**

uPVC double-glazed window to front elevation.  
Lighting, electric radiator, blinds, vinyl flooring,  
and built-in storage cupboard.

Holding Deposit : £173

**STRICTLY NO SMOKING POLICIES APPLY**

## **Internal Hallway**

Lighting, laminate flooring, and built-in storage  
cupboard.

## **Kitchen**

uPVC double-glazed window to rear elevation.  
Fitted wall and base units with coordinating  
work surfaces. Stainless steel single sink unit  
with mixer tap. Integrated electric oven and  
hob. Part-tiled walls, lighting, electric radiator,  
blinds, and tiled flooring.

## **Bedroom**

uPVC double-glazed window to rear elevation.  
Lighting, electric radiator, carpet, and blinds.

## **Bathroom**

uPVC double-glazed window to side elevation.  
Three-piece bathroom suite comprising low-  
level WC, hand wash basin with mixer tap and  
vanity unit, and panelled bath with mains fed  
shower over. Fully-tiled walls, lighting, wall unit,  
and vinyl flooring.

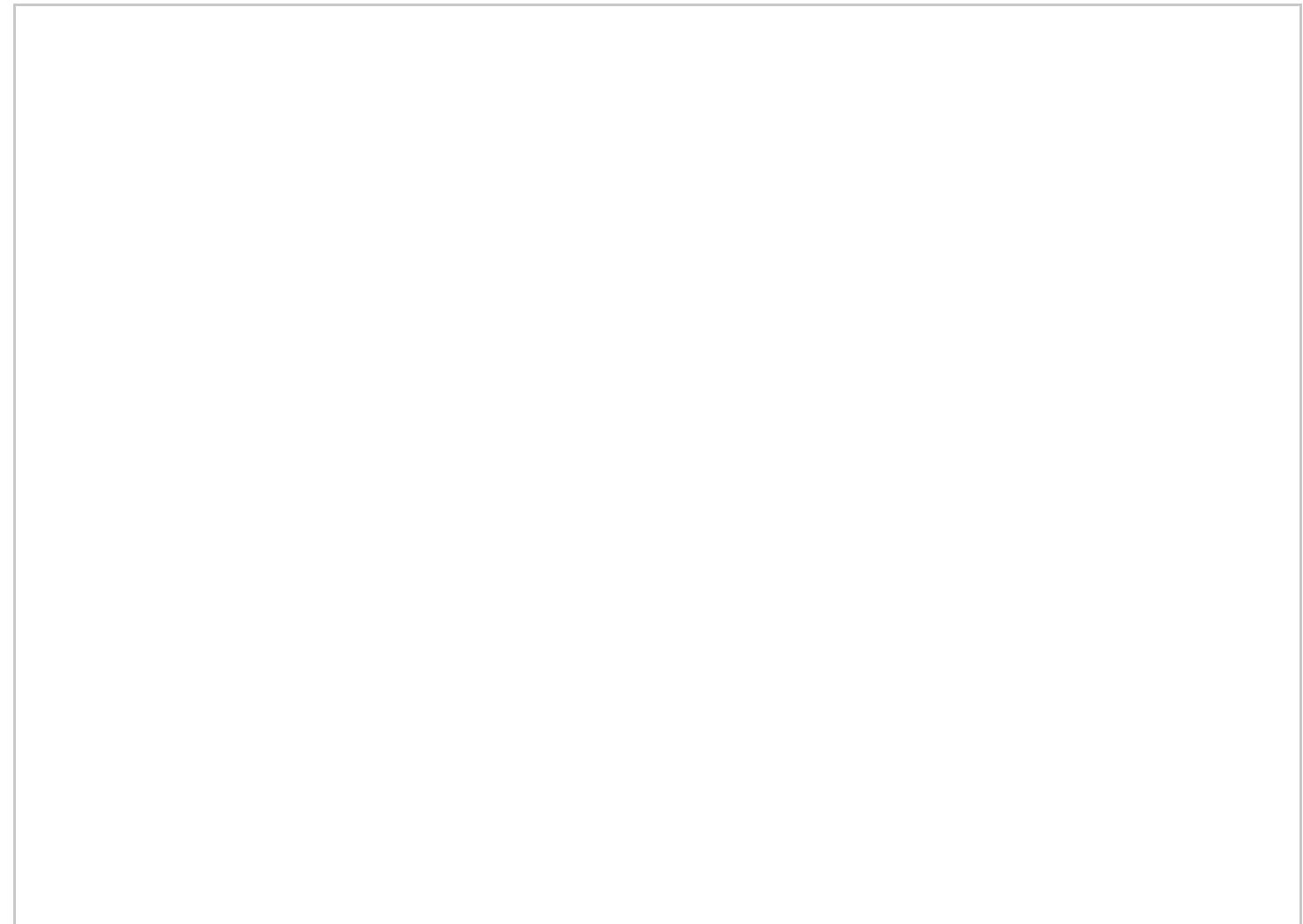
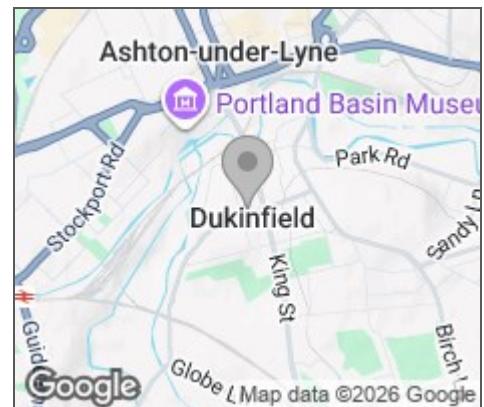
## **Externally**

Garden to front with outbuilding storage. To the  
rear is a communal parking area.

## **Additional Information**

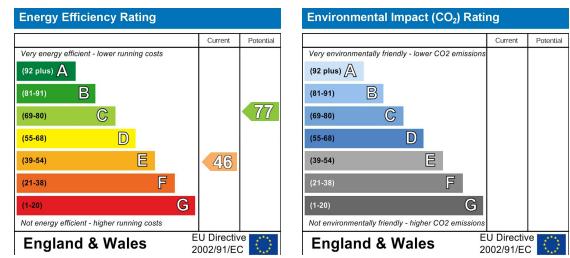
Tel: 0161 303 0778





## Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.



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

122 Mottram Road, Stalybridge, Cheshire, SK15 2QU

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