

Light Oaks Road

Salford



In Excess of £300,000

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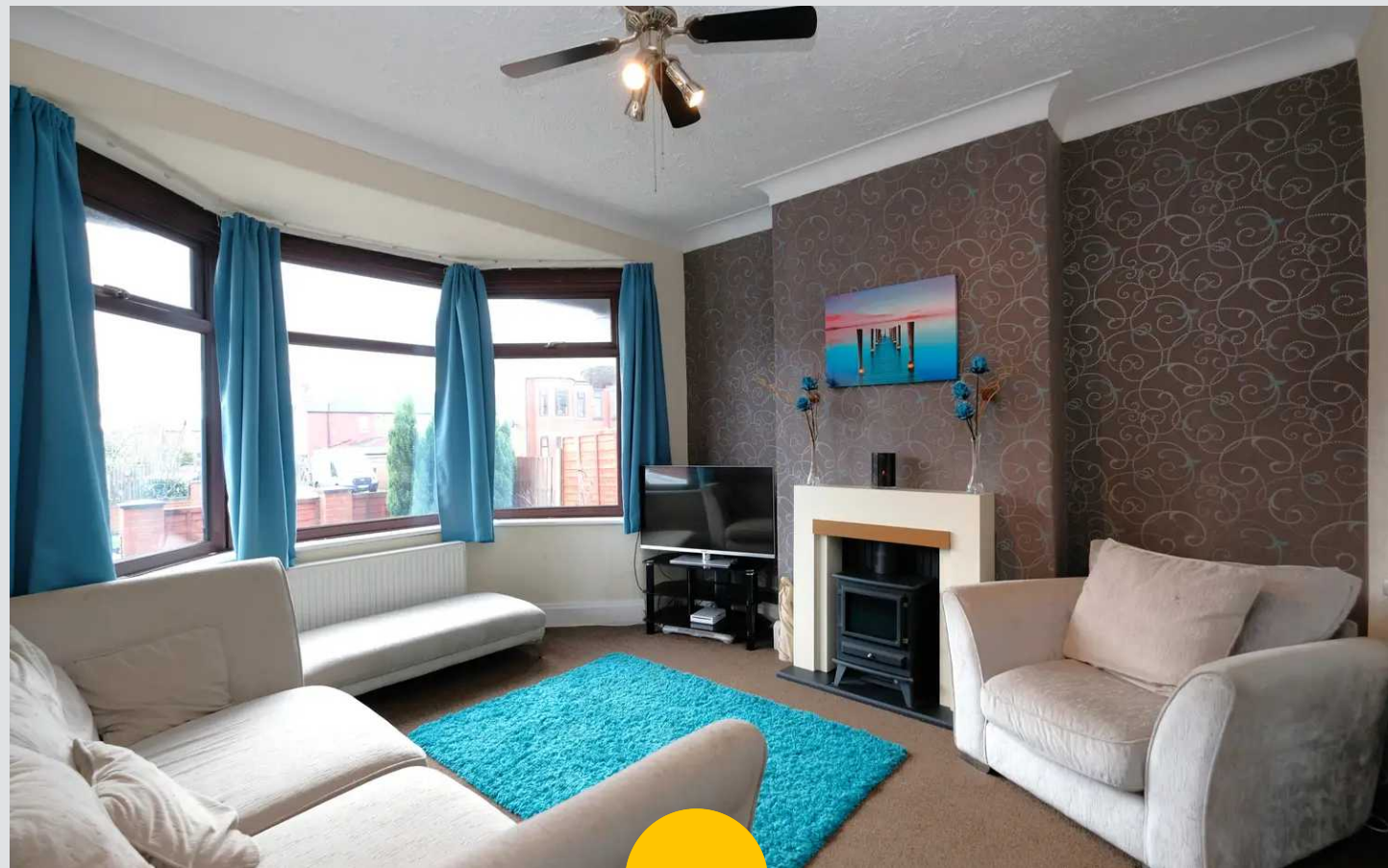
Salford

Impressive three bedroom detached family home with versatile living spaces, integral appliances, converted garage, gated parking, and private garden. Conveniently located near amenities and the renowned Salford Royal Hospital. Ideal blend of style and functionality in a sought-after area.

Council Tax band: C

Tenure: Freehold

- Detached Family Home
- Bay Fronted Lounge Open Plan with the Second Reception Room
- Extended Fitted Kitchen with Integral Appliances
- Converted Garage Offering a Versatile Space with access to a Private Courtyard
- Three Generous Double Bedrooms
- Family Bathroom & Separate W.C.
- Gated Off Road Parking for Multiple Cars
- Private Generous Garden to the Rear
- Excellently Located Close to Schools, Shops, Transport links & the Renowned Salford Royal Hospital



Entrance Hallway

A welcoming entrance hallway entered via a composite front door. Complete with a ceiling light point, wall mounted radiator and carpet flooring.

Lounge

Featuring an electric fire. Complete with a ceiling light point and fan, double glazed window and wall mounted radiator. Fitted with carpet flooring.

Reception Room Two

Featuring an electric fire. Complete with two ceiling light points, patio doors and wall mounted radiator. Fitted with carpet flooring.

Kitchen

Featuring complementary fitted units with integral stainless steel sink, fridge freezer, washer and dryer. Electric oven and gas hob. Complete with two ceiling light points, three double glazed windows and wall mounted radiator. Fitted with part tiled walls and lino flooring. Boiler.

Garage

Complete with two ceiling light points, double glazed window and wall mounted radiator. Fitted with a hardwood door and carpet flooring.

Landing

Complete with a ceiling light point, double glazed window and carpet flooring. Loft access.

Bedroom One

Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with carpet flooring.

Bedroom Two

Complete with a ceiling light point and fan, double glazed window and wall mounted radiator. Fitted with carpet flooring.



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Bedroom Three

Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with carpet flooring.

Bathroom

Featuring a three-piece suite including bath with shower over, hand wash basin and W.C. Complete with a ceiling light point, double glazed window and wall mounted radiator. Fitted with part tiled walls and cushioned flooring.

W.C

11' 6" x 8' 10" (3.50m x 2.70m)

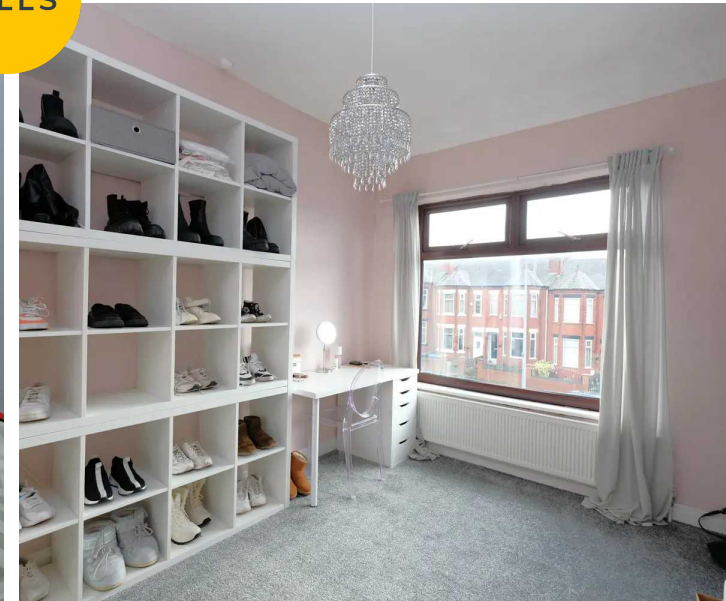
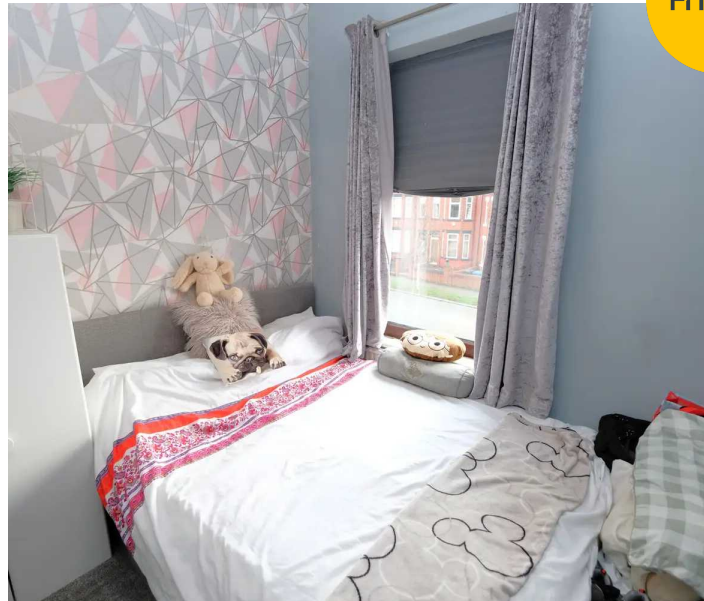
Complete with a W.C, double glazed window, part tiled walls and cushioned flooring.

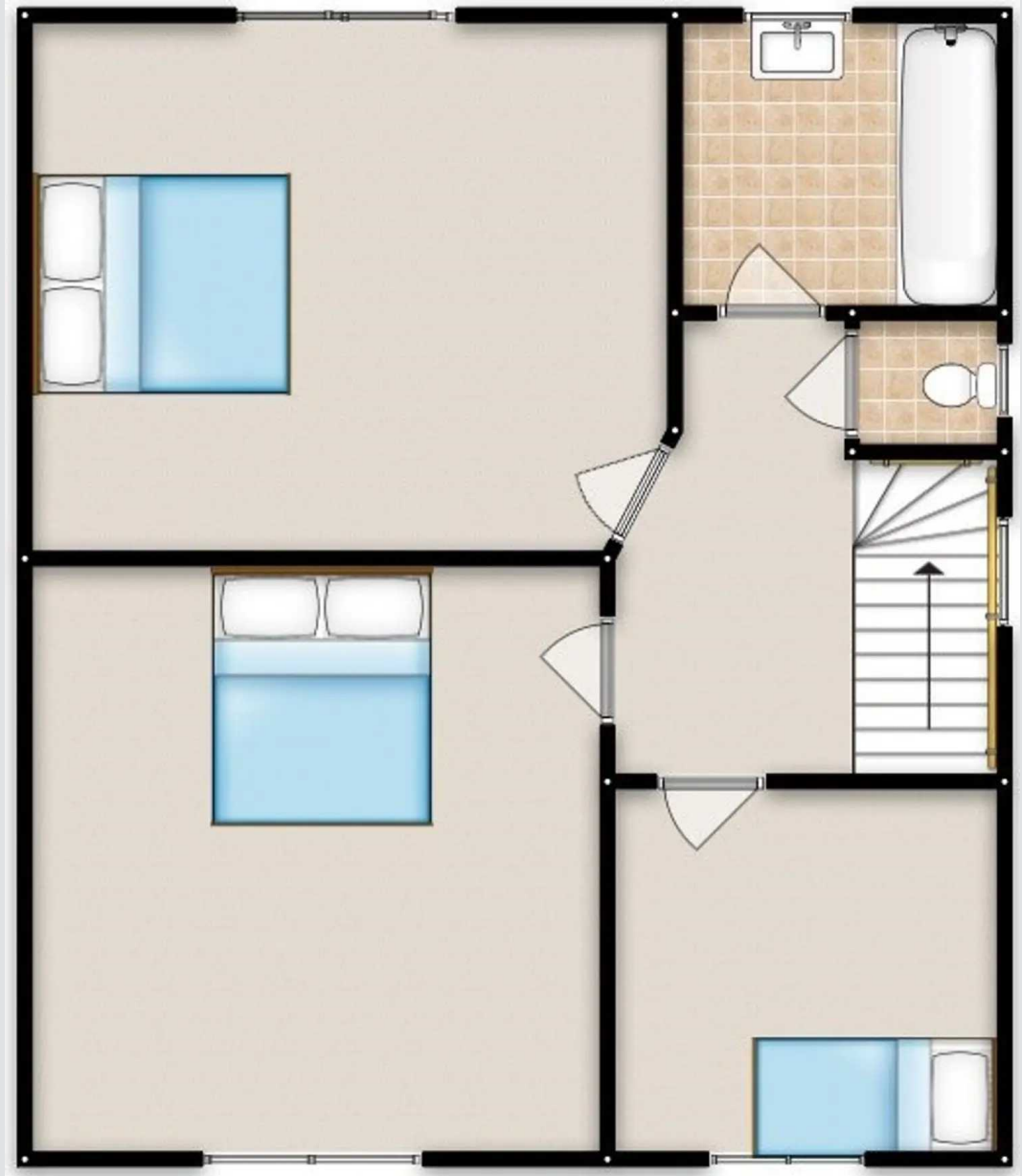
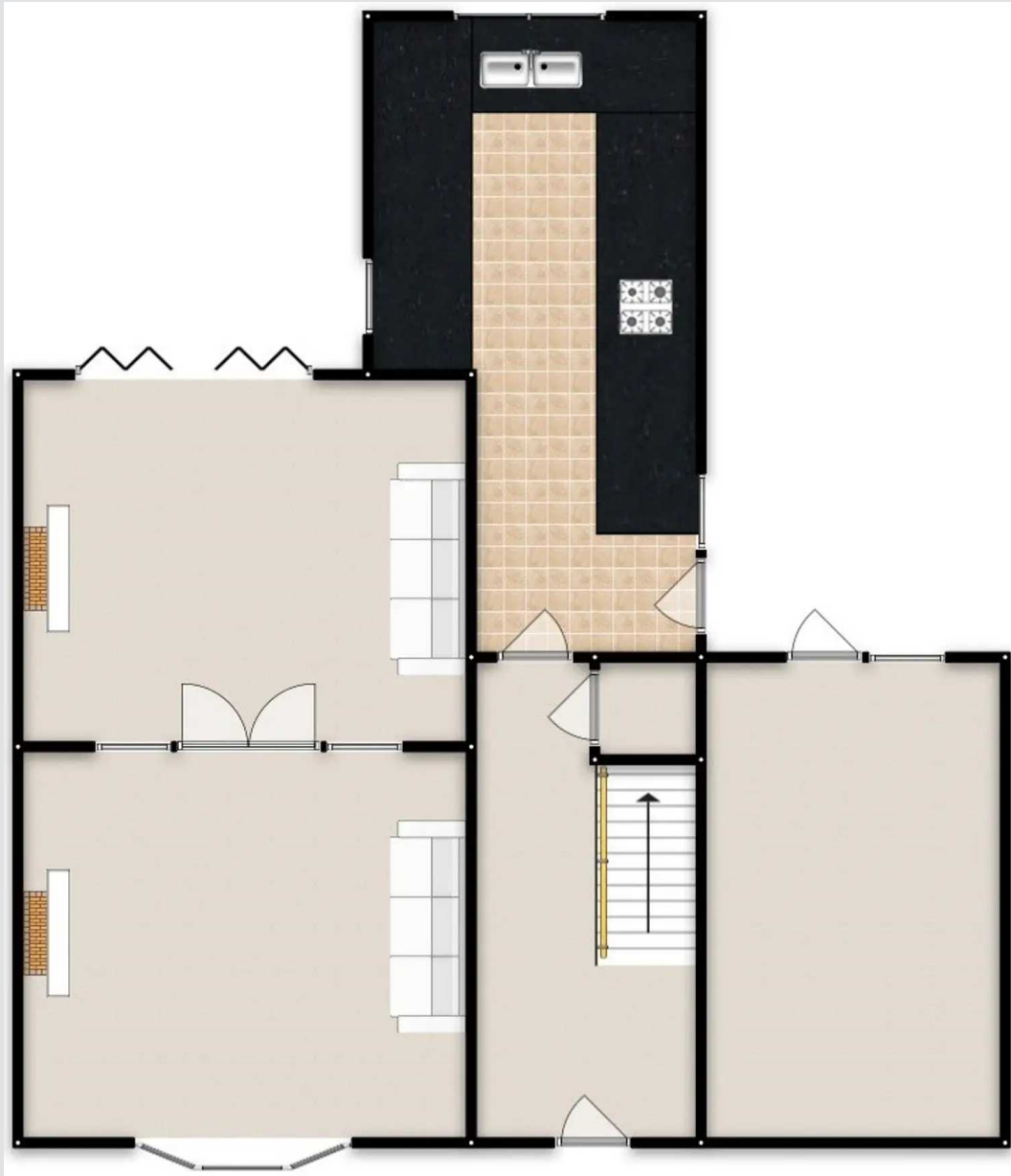
External

To the rear of the property is a paved patio with artificial tiered lawn with raised decked seating area which gets the morning and evening sun. Gated access to the courtyard behind the garage.



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