



Doveleys Road

Salford



In Excess of £280,000

Doveleys Road

Salford

Situated on a large corner plot is this SPACIOUS THREE BEDROOM HOME that is FREEHOLD and benefits from GARDENS TO THE FRONT SIDE AND REAR (POTENTIAL T...

Council Tax band: C

Tenure: Freehold

- Potential to extend to the side (STPP)
- Gas central heated and double glazed
- Off-road parking and a detached garage
- Located close to excellent transport links into Salford Quays/Media City, Manchester City Centre and Salford Royal Hospital
- Spacious three bedroom semi-detached on a generous corner plot
- Open plan L-Shaped lounge and separate dining room (originally two reception rooms)
- Since 2014 the property has benefitted from a new kitchen, new windows, new bathroom, new flooring and new wood burning stove
- This would make the perfect family home, viewing highly advised
- Additional benefits include a multi-fuel burner in the lounge and downstairs W.C



HILLS

Entrance Porch

Fully double glazed and a uPVC access door. A further uPVC opens into the hallway

Hallway

Ceiling light point, wall-mounted radiator, built-in storage.

Lounge

Dimensions: 14' 9" x 9' 10" (4.49m x 2.99m). Ceiling light point, multi fuel log burner, double glazed window to the front elevation and wall-mounted radiator.

Dining Room

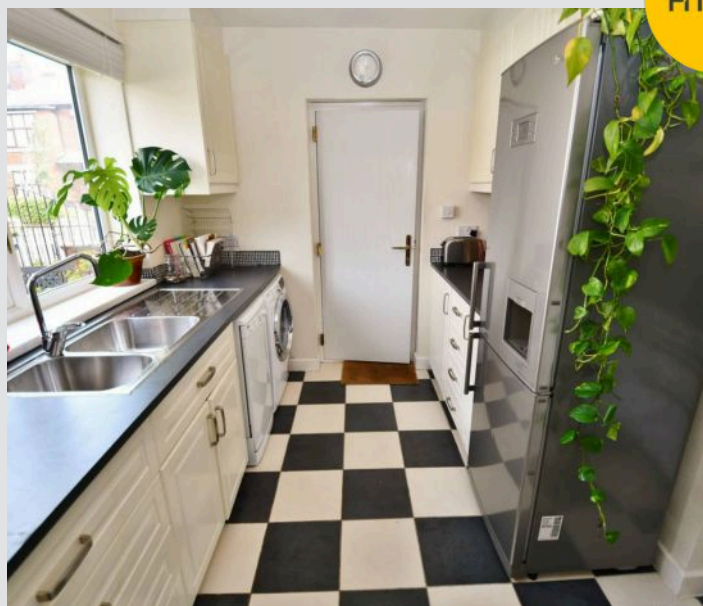
Dimensions: 9' 5" x 9' 4" (2.87m x 2.84m). Ceiling light point, wall-mounted radiator, double glazed window to the rear elevation. Access door to the kitchen.

Kitchen

Dimensions: 11' 3" x 7' 11" (3.43m x 2.41m). Fitted with modern wall and base units with complementary work surfaces and integral stainless steel sink, drainer and mixer taps. Space and plumbing for fridge/freezer and large cooker. Ceiling light point, double glazed window to the rear elevation and access to the rear, part tiled walls.

W.C

Fully tiled with low level W.C.



Landing

Ceiling light point, double glazed window to the side elevation.

Bedroom One

Dimensions: 11' 1" x 10' 10" (3.38m x 3.30m). Ceiling light point, double glazed window to the front elevation and wall-mounted radiator.

Bedroom Two

Dimensions: 13' 10" x 9' 11" (4.21m x 3.02m). Ceiling light point, two double glazed windows to the rear elevation and wall-mounted radiator.

Bedroom Three

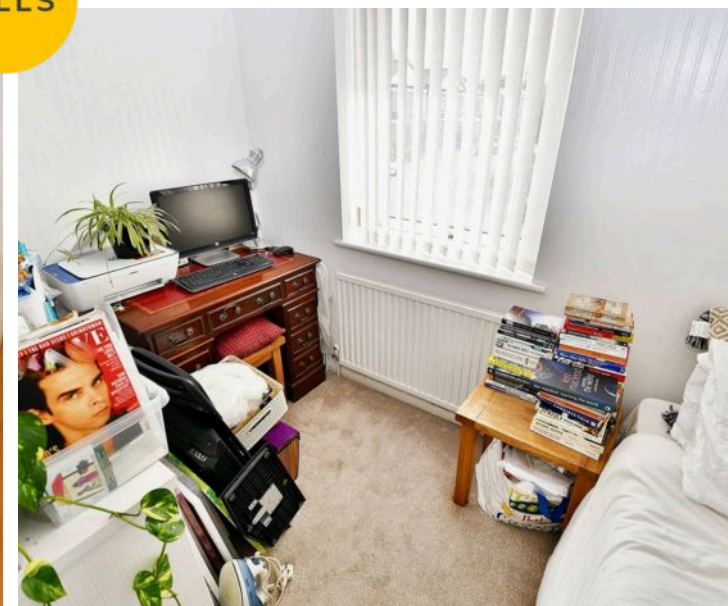
Dimensions: 9' 9" x 6' 9" (2.97m x 2.06m). Ceiling light point, double glazed window to the front elevation and wall-mounted radiator.

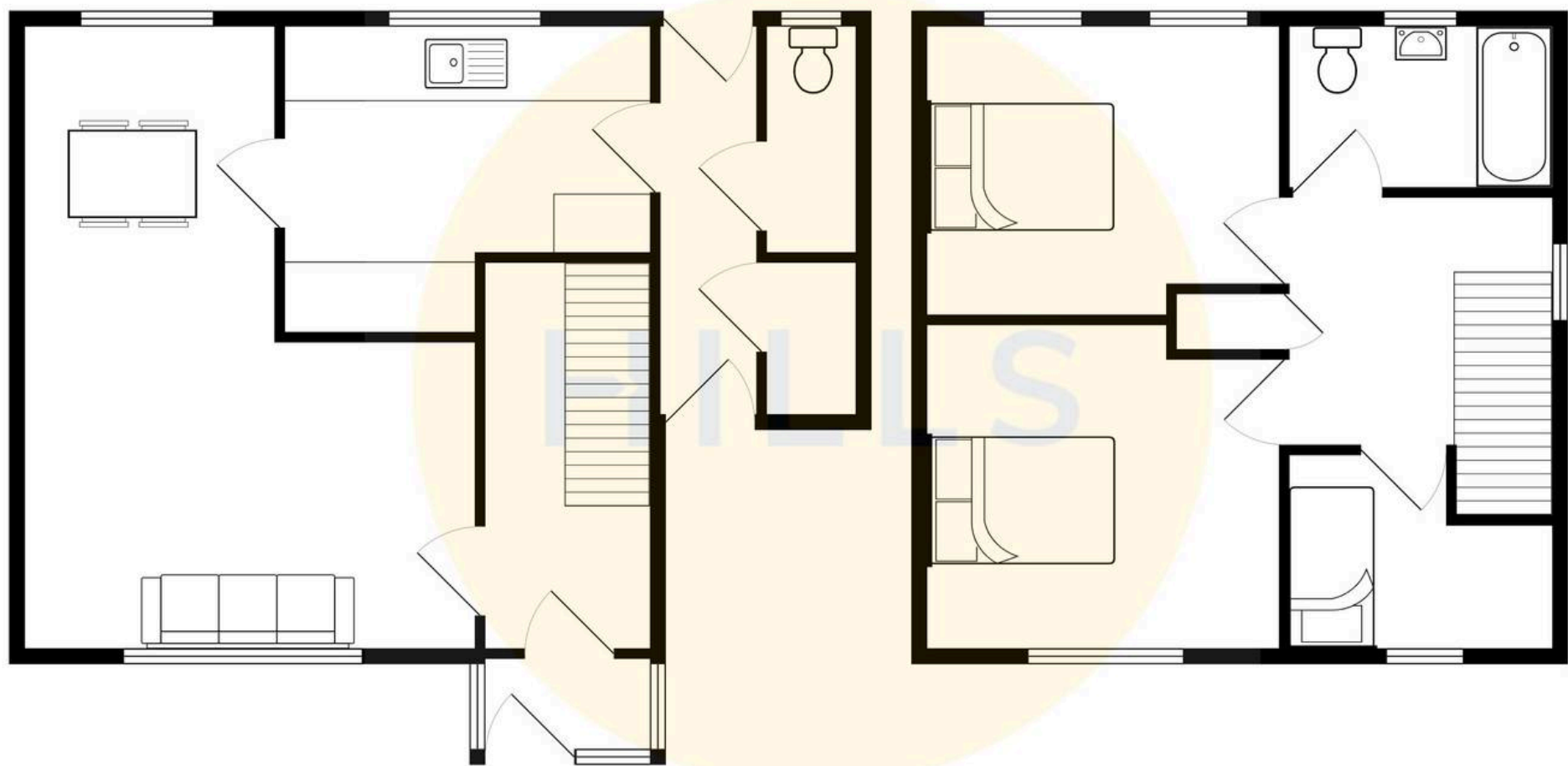
Bathroom

Dimensions: 6' 10" x 5' 4" (2.08m x 1.62m). Three piece suite comprising of low level W.C, pedestal hand wash basin and p-shaped bath with shower over. Ceiling light point, double glazed window to the rear elevation and wall-mounted radiator.

Externally

The property sits on a generous corner plot providing laid to lawn gardens to the front, side and rear. There is also off-road parking and a detached garage which is accessed via a gate to the side.







Hills | Salfords Estate Agent

Hills Residential, Sentinel House Albert Street – M30 0SS

0161 707 4900

sales@hills.agency

www.hills.agency/



THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. Every effort and precaution has been made to ensure these particulars are correct and not misleading but their accuracy is not guaranteed nor do they form part of any contract. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only.