



**Barton Lane, Eccles**  
Manchester



In Excess of **£225,000**



# Barton Lane

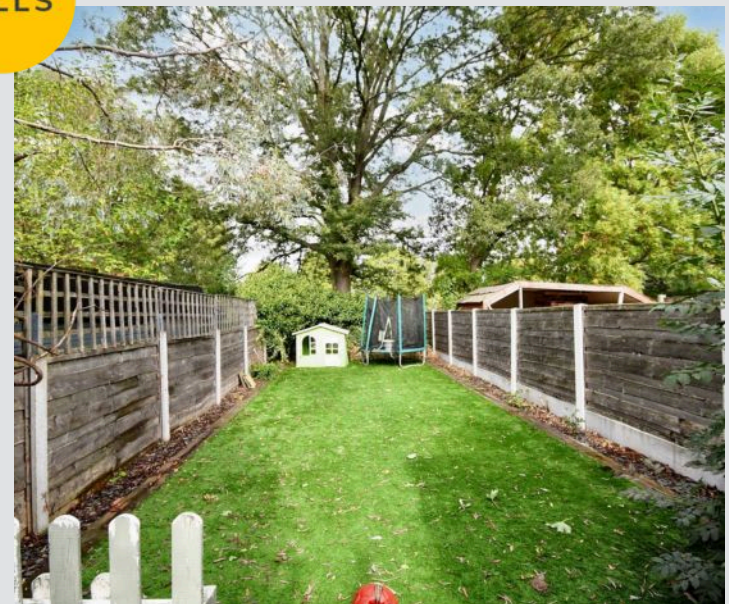
Eccles, Manchester

SPACIOUS THREE BEDROOM TERRACED PROPERTY COMING TO THE MARKET CHAIN FREE! FITTED KITCHEN AND LARGE THREE-PIECE BATHROOM, CELLAR USED AS STORAGE, FANTASTIC TRANSPORT LINKS, LOCAL PARKS AND SCHOOLS!

Council Tax band: A

Tenure: Leasehold

- Three bedroom terraced property coming to the market CHAIN FREE!
- Deceptively spacious terrace property with cellar used as storage
- Bay fronted lounge open plan with the second reception room
- Fitted kitchen
- Three generously sized bedrooms
- Spacious three-piece bathroom suite
- Low maintenance, private rear garden overlooking Eccles Recreation Grounds
- Short walk to Eccles Centre and the Trafford Centre
- Surrounded by amenities and brilliant transport links
- Early viewing is essential





### Entrance Hallway

### Reception Room One

16' 6" x 15' 3" (5.03m x 4.65m)

### Reception Room Two

12' 8" x 11' 2" (3.86m x 3.40m)

### Kitchen

10' 6" x 8' 4" (3.20m x 2.54m)

### Landing

### Bedroom One

12' 0" x 11' 6" (3.66m x 3.51m)

### Bedroom Two

11' 3" x 11' 3" (3.43m x 3.43m)

### Bedroom Three

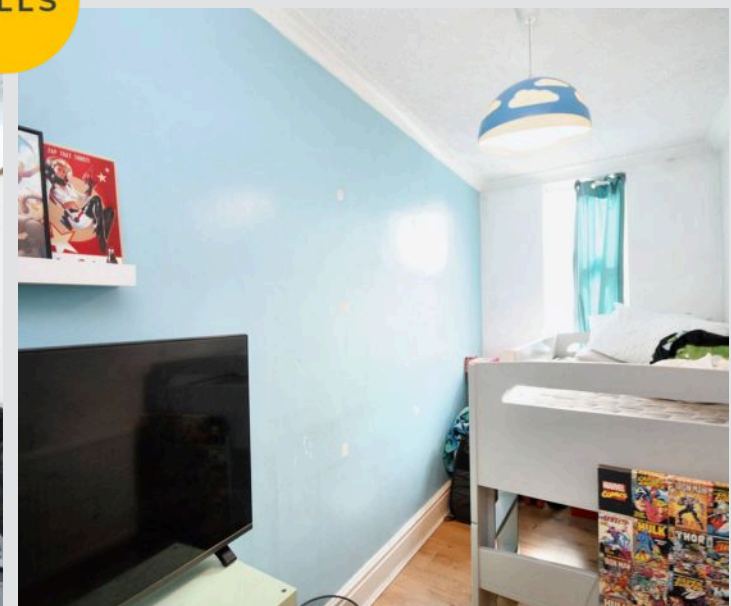
11' 9" x 5' 3" (3.58m x 1.60m)

### Bathroom

10' 1" x 10' 0" (3.07m x 3.05m)



HILLS

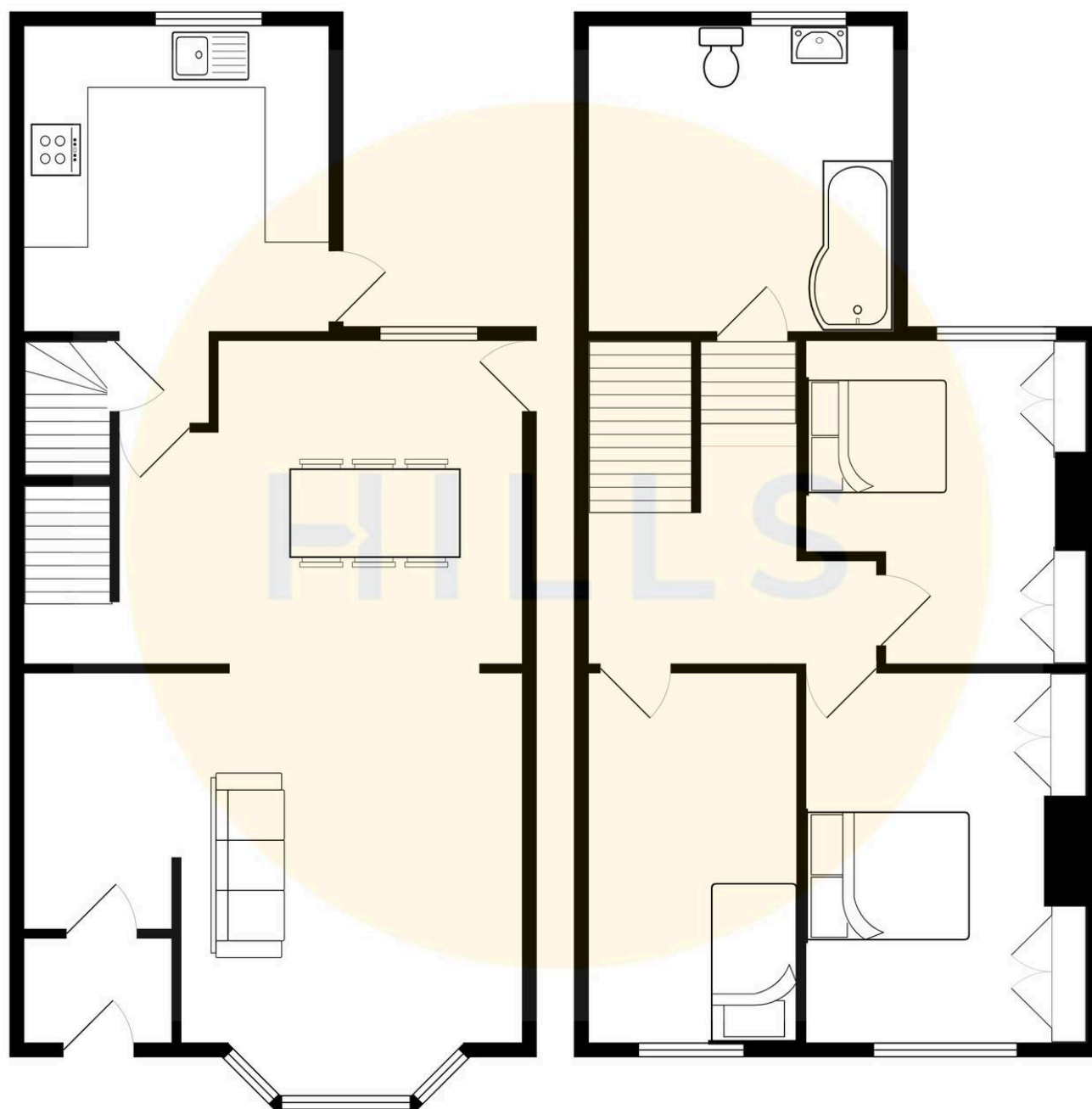






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