



Salteye Road, Eccles

Manchester

HILLS

In Excess of £200,000

Salteye Road

Eccles, Manchester

Situated in a PRIME LOCATION THIS FANTASTIC THREE BEDROOM SEMI-DETACHED PROPERTY IS COMING TO THE MARKET CHAIN FREE! Boasting a large driveway and two spacious reception rooms! Council Tax band: A

Tenure: Freehold

- Three bedroom semi-detached property coming to the market CHAIN FREE!
- Two spacious reception rooms
- Large driveway to the front providing ample off-road parking
- Fitted kitchen
- Bathroom and separate W.C.
- Low maintenance paved rear garden with brick-built outbuilding and storage sheds
- Three generous sized bedrooms
- Ideal for both families and first time buyers alike
- Early viewing is essential
- Excellently located close to local amenities and transport links



Entrance Hallway

12' 6" x 6' 5" (3.82m x 1.95m)

Lounge

14' 1" x 11' 11" (4.29m x 3.62m)

Dining Room

11' 8" x 9' 11" (3.56m x 3.01m)

Kitchen

9' 5" x 10' 0" (2.88m x 3.06m)

Landing**Bedroom One**

12' 2" x 11' 0" (3.70m x 3.36m)

Bedroom Two

12' 7" x 9' 11" (3.84m x 3.03m)

Bedroom Three

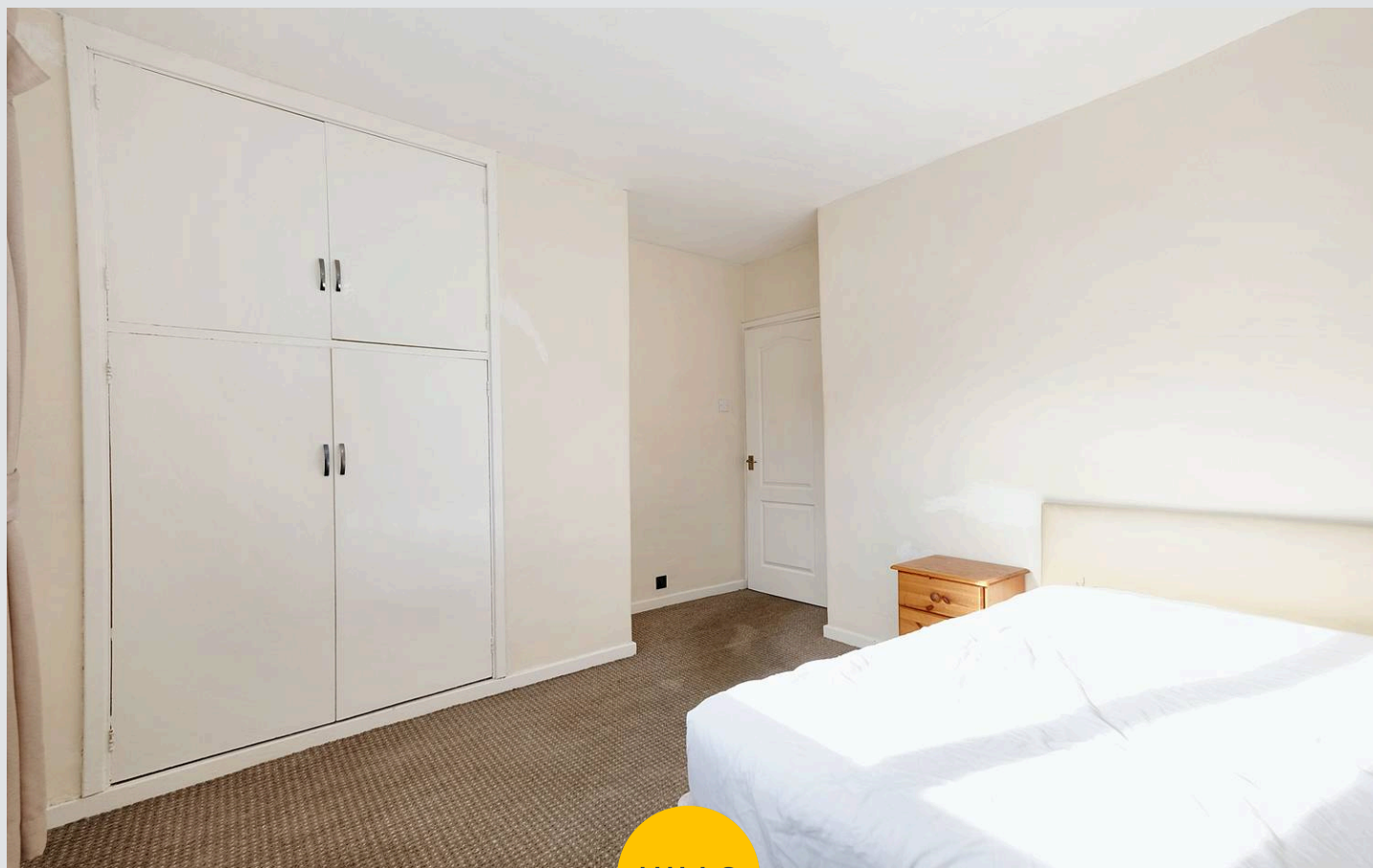
8' 5" x 9' 6" (2.57m x 2.90m)

W.C.

6' 7" x 2' 9" (2.01m x 0.85m)

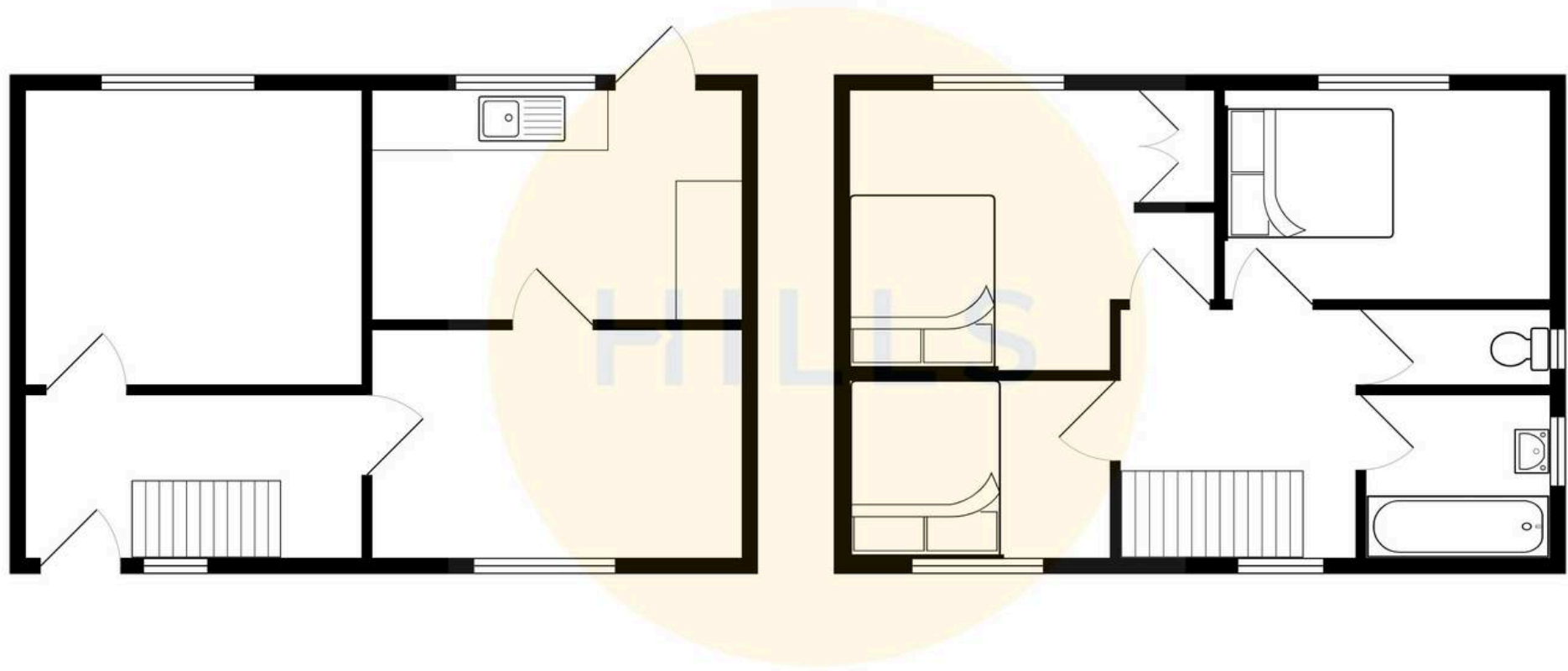
Bathroom

6' 4" x 5' 6" (1.92m x 1.68m)



HILLS







Hills | Salfords Estate Agent

Hills Residential, Sentinel House Albert Street – M30 0SS

0161 707 4900

sales@hills.agency

www.hills.agency/



By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. A non-refundable fee of £45 + VAT per person will apply, and Coadjute will handle the payment. Once an offer is accepted, Coadjute will send a secure link for you to complete the biometric checks. These checks must be completed before we can send the memorandum of sale to all parties. PLEASE NOTE: The Agent has not tested any equipment, fixtures, fittings or services so cannot verify that they are in working order or fit for the purpose. References to the properties tenure are based on information supplied by the seller. You are advised to check the availability of this property before travelling any distance to view. Every effort 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.