



Green Lane, Eccles

Manchester

HILLS

Offers Over £200,000

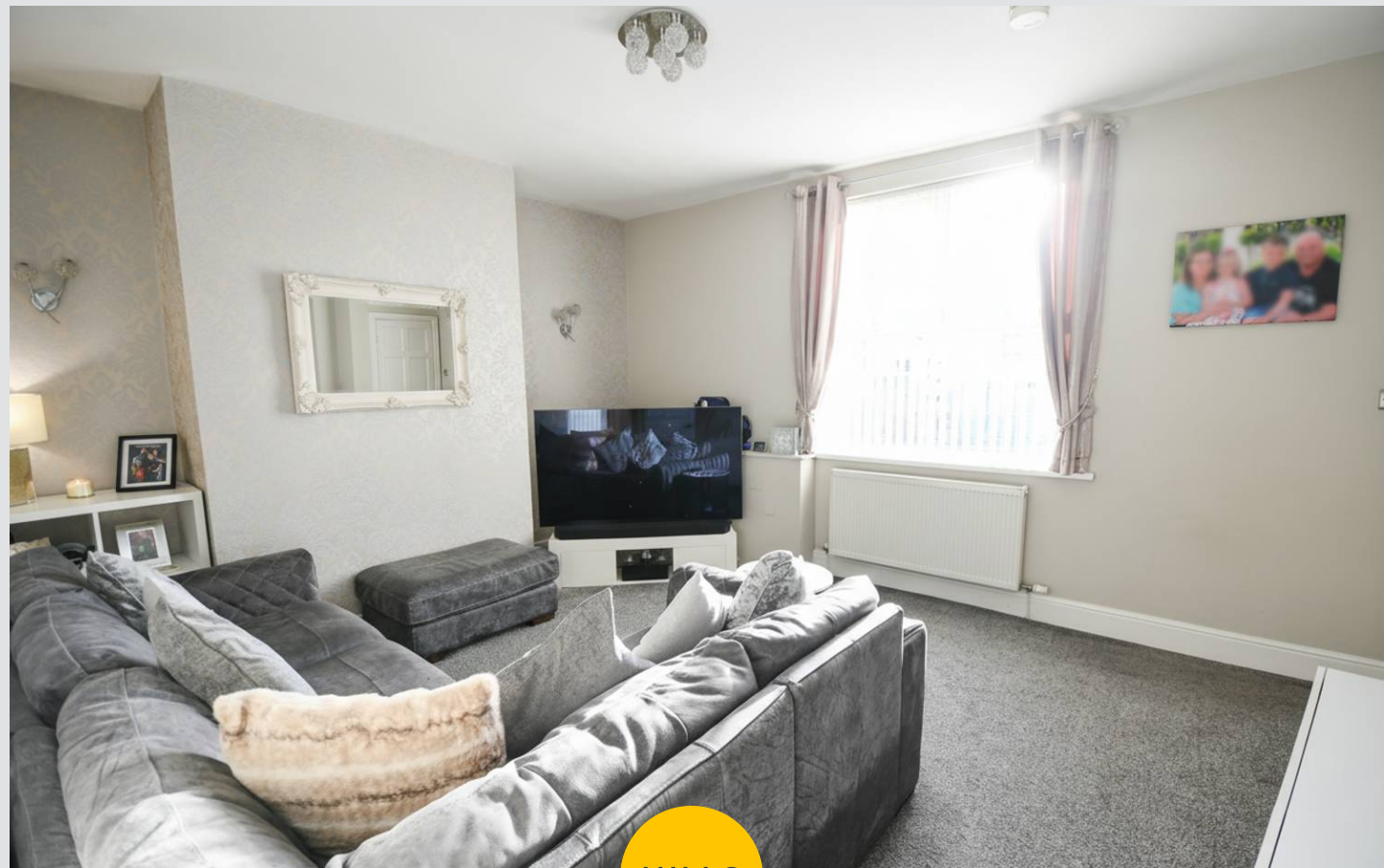
Green Lane

Eccles, Manchester

Council Tax band: A

Tenure: Freehold

- Spacious three bedroom terraced property
- Modern three piece bathroom suite
- Fully boarded loft space with drop down ladders
- Well looked after and great condition throughout making it ready to move straight into
- Low maintenance garden to the rear
- Perfect first time buy or investment!
- Positioned a short walk from Patricroft train station
- Excellently Located Close to Many Local Amenities & Brilliant Motorway Links



HILLS



Entrance Hallway

Lounge

16' 4" x 13' 0" (4.98m x 3.97m)

Kitchen

16' 11" x 11' 9" (5.15m x 3.57m)

Landing

Bedroom One

13' 2" x 11' 2" (4.01m x 3.41m)

Bedroom Two

11' 9" x 10' 10" (3.59m x 3.31m)

Bedroom Three

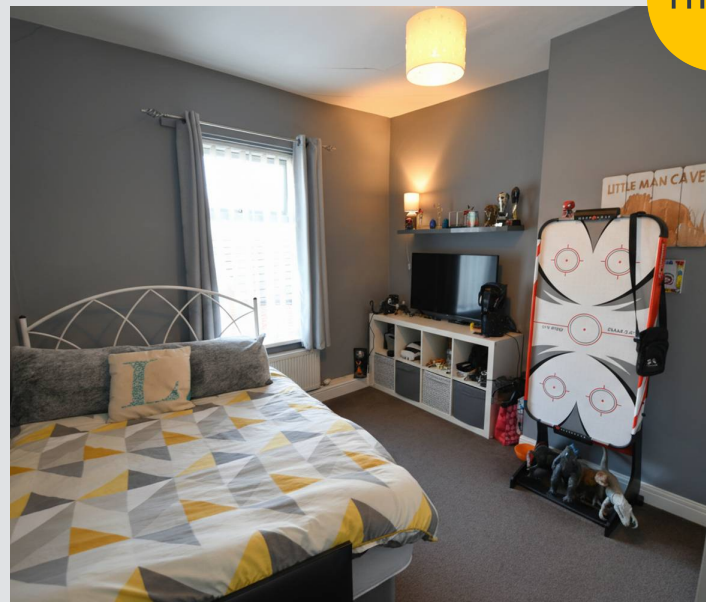
9' 4" x 6' 1" (2.85m x 1.86m)

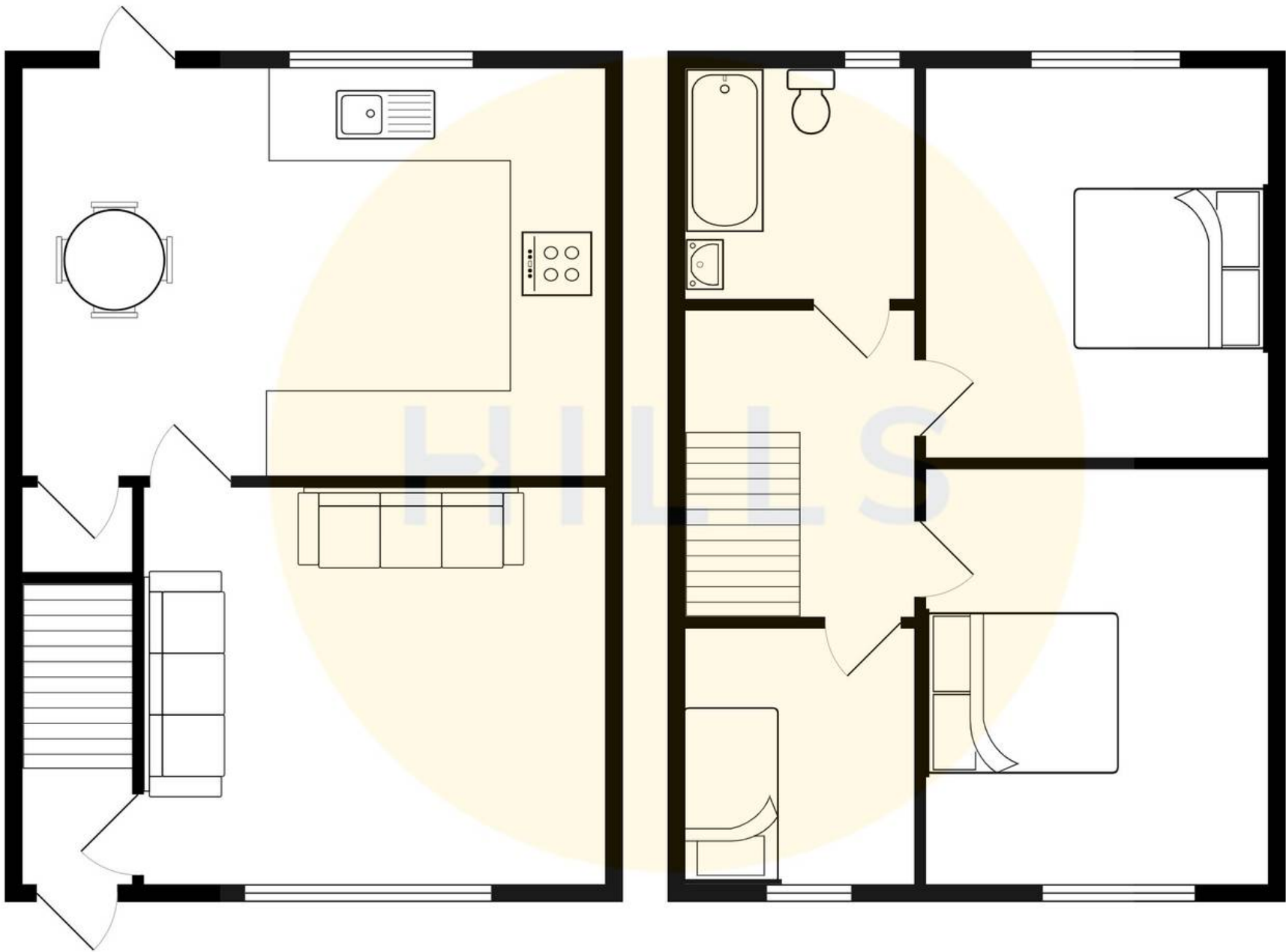
Bathroom

7' 2" x 4' 8" (2.18m x 1.42m)



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.