



12 Bowling Green Row, Atherton, M46 0PR £130,000

ARC HOMES are delighted to offer FOR SALE this well presented two bedroom mews property situated on the picturesque Bowling Green Row in the Howe Bridge area of Atherton. This lovely home offers generous accommodation facing a field with open aspect views to the front, and is tucked away on an 'off street' location. To the front is a well proportioned sitting room whilst to the rear is a modern fitted kitchen. To the first floor is a double bedroom and family bathroom. To the top floor there is a second double bedroom which completes the accommodation on offer. Outside, this row of terraced properties is positioned within a lovely quiet location facing fields. To the rear is an enclosed low maintenance rear garden. There is land to the side of the properties with space to park vehicles. Council Tax Band A.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC 		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
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