wild & griffiths
residential solutions

10 London Road, Oldham, OL1 4AA
Offers In The Region Of £232,500

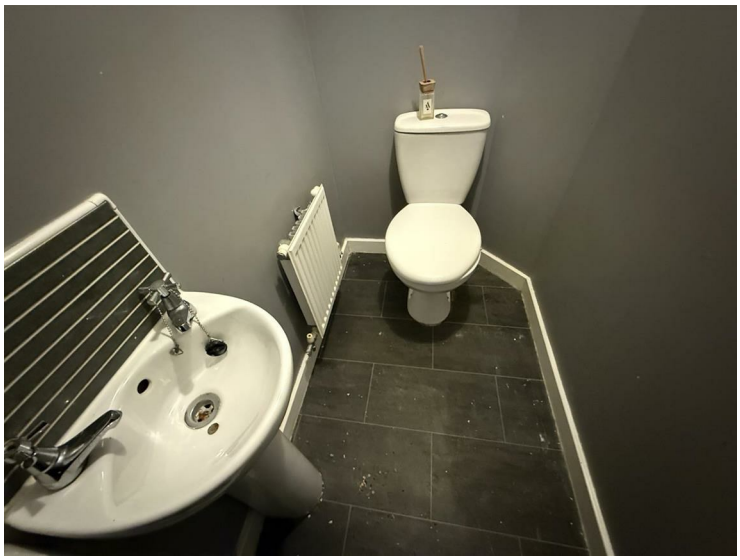
SEMI DETACHED | THREE STOREY | THREE BEDROOMS | 2 BATH/SHOWER ROOMS | VIEIWNG ADVISED |
The house on London Road is within walking distance of the Metro Link and is ideally suited for a family. Comprising of an entrance hall, WC, kitchen, lounge, two first floor bedrooms, bathroom & WC, landing and office with staircase access to the second floor which offers the master bedroom and en-suite shower room. There is a garden area at the front, driveway to the side and a rear garden with artificial grass and decked patio area.

ACCOMMODATION

GROUND FLOOR

ENTRANCE HALL

CLOAKS & WC
2'10" x 2'0" (0.87 x 0.61)



Two piece white suite.

KITCHEN
13'3" x 11'2" (4.06 x 3.42)

Single drainer, one and a half bowl, polycarbonate sink unit. Gas hob, oven, grill, fridge, freezer, washing machine and dishwasher. A range of wall and base units with worktops and breakfast bar.

LOUNGE
14'4" x 11'0" (4.38 x 3.37)

FIRST FLOOR

BEDROOM TWO
14'4" x 9'0" (4.39 x 2.75)

BEDROOM THREE
7'7" x 9'6" (2.32 x 2.91)

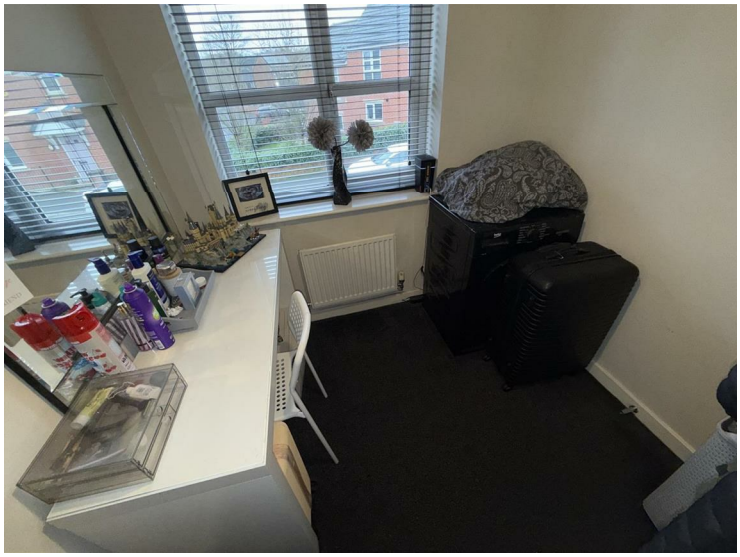
BATHROOM & WC
7'5" x 4'11" (2.28 x 1.50)

Three piece white suite, shower over the bath and shower screen, fully tiled.

LANDING

OFFICE
6'2" x 5'7" (1.88 x 1.71)
Stairs to the second floor.

SECOND FLOOR



MASTER BEDRROM
12'9" x 16'2" (3.89 x 4.94)

EN-SUITE SHOOWER ROOM
7'2" x 5'3" (2.20 x 1.62)

Two piece white suite, shower cubicle and shower.

EXTERNALLY

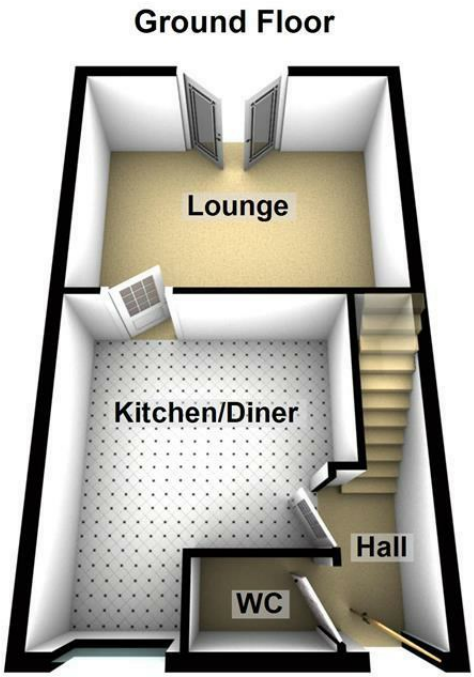
Front garden, side driveway and a rear garden with artificial grass and a decked patio area.

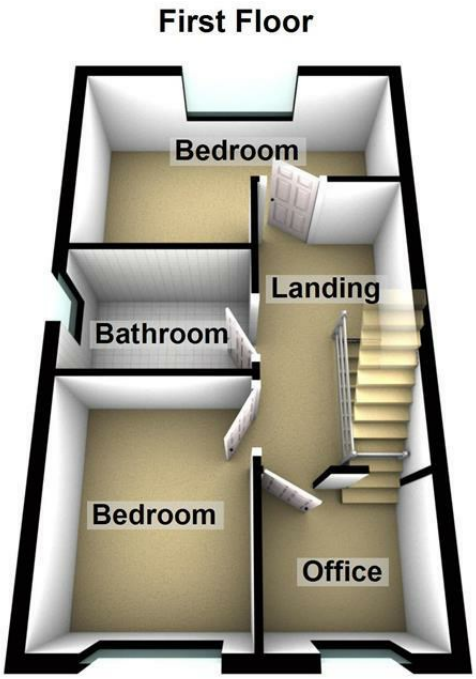
SERVICES -
All main services are installed.

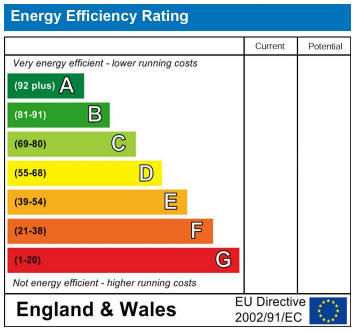
IMPORTANT NOTICE -
No checks have been made of any services (water, electricity, gas and drainage) heating appliances or any other electrical or mechanical equipment in this property.

DISCLAIMER -

Wild & Griffiths themselves and the vendors/lessors of this property give notice that these particulars have been prepared in good faith having regard to the property misdescriptions act (1991). Measurements are intended for descriptive purposes only and are believed to be correct but any intending purchasers should not rely on them as statements or representations of fact. Any intending purchaser must satisfy themselves by inspection or otherwise as to the information provided and condition of the property and no warranty is given by the vendor, their agents or any other person in their employment. The property is offered subject to contract and still being available at the time of enquiry and no responsibility can be accepted for any loss or expenses incurred in viewing.







90 High Street, Lees, Oldham, OL4 5AA
T: 0161 626 3471
E: info@wildandgriffiths.co.uk
www.wildandgriffiths.co.uk

wild & griffiths
residential solutions