



176 Manchester New Road, Middleton

Offers In Region Of £330,000

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- Semi-Detached Property
- Four Spacious Bedrooms
- Three Receptions
- Generously Proportioned
- Huge Potential
- Ideally located
- Integral Garage
- EPC Rating - E

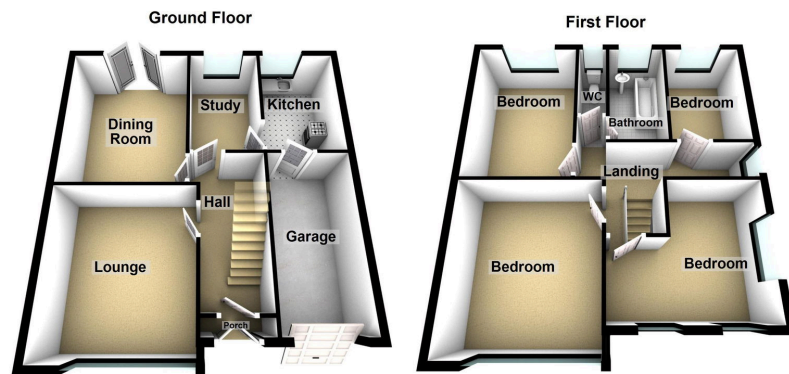


Available with NO VENDOR CHAIN - a superb opportunity to purchase a generously proportioned four bedroom semi-detached property with three reception rooms.

Situated in an enviable traditional residential location on Manchester New Road this potential family home provides excellent access to local schools along with great transport links and only a short distance to the motorway network.

In need of updating throughout, the spacious accommodation briefly comprises of: Porch, Hallway, Lounge, Dining Room, Study and Kitchen to the Ground Floor whilst off the First floor Landing there are Four good size bedrooms along with a Bathroom and separate Toilet.

Externally the property is on a generous plot with mature gardens to the front and rear along with an integrated garage. W



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D		
(39-54) E	42	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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