



26 Rosslyn Road, Moston

£229,950

🛏️ 3 🚿 1 🛋️ 2

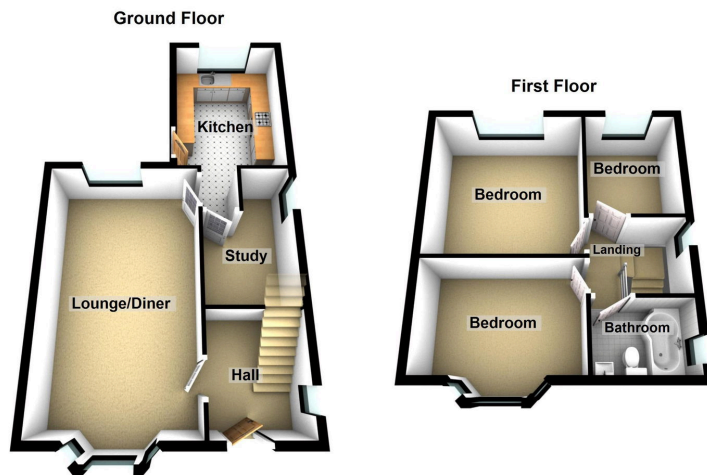


- NO VENDOR CHAIN
- Three Bedrooms
- Large Garden Area To Rear
- GCH & uPVC Double Glazed
- Extended Semi-Detached Property
- Popular Location
- Off-Road/Driveway Parking
- EPC Rating - C



Offered with NO VENDOR CHAIN - A well presented three bedroom semi-detached property, ready to move into as an ideal starter or family home, located in Moston near Boggart Hole Clough affording pleasant open walks, along with local schools nearby including Moston Fields Primary and Lily Lane Primary. Providing excellent transport and commuter links, with the M60 motorway within a couple of miles, along with access to the Metrolink system.

The property's spacious accommodation briefly comprises:- Entrance Hall, Lounge/Diner, Study & Kitchen to the Ground Floor and to the First Floor there are Three Spacious Bedrooms and Family Bathroom. With Gas Central Heating and Double Glazing throughout. Externally there is off-road parking to the front and a large fenced garden area with shed to the rear.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	70	
(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	

Chadderton Office

509 Middleton Road,
Chadderton, Oldham,
OL9 9SH

chadderton@kirkham-property.co.uk
t: 0161 626 5688