



 **3**
Bedrooms

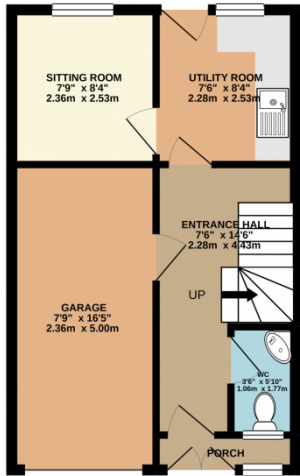
 **1**
Bathroom



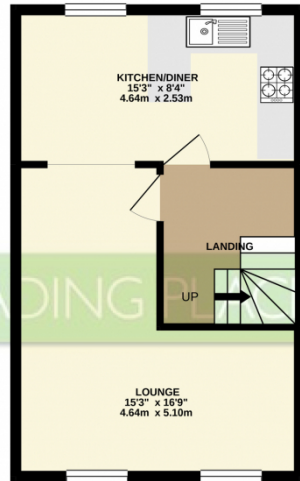


TOWN CENTRE LOCATION SITUATED ON A LARGE GARDEN PLOT IN A QUIET CUL-DE-SAC !!! TRADING PLACES are delighted to offer for sale this three bedroom, three storey end townhouse situated in the heart of Urmston town centre. In brief the property comprises welcoming hallway, downstairs WC, sitting room, utility room leading out to the rear garden, integral garage. To the first floor landing, lounge, fitted dining kitchen, second floor landing, the three well-proportioned bedrooms and a white four piece bathroom suite. The property is warmed by gas central heating and is uPVC double glazed. Externally to the front there is a driveway providing ample off road parking leading to a integral garage whilst to the rear there is a good sized mainly lawn garden which is fenced for privacy. Perfectly placed to enjoy the ever growing amenities of the area, transport links and the well regarded schools.

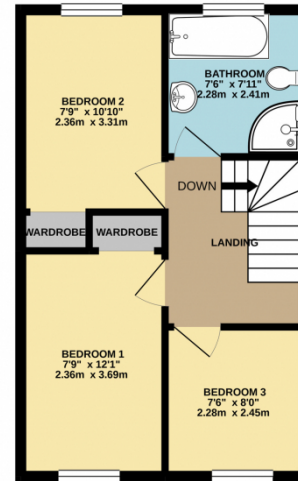
GROUND FLOOR
376 sq.ft. (34.9 sq.m.) approx.



1ST FLOOR
381 sq.ft. (35.4 sq.m.) approx.



2ND FLOOR
381 sq.ft. (35.4 sq.m.) approx.



TOTAL FLOOR AREA: 1139 sq.ft. (105.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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