



Worsley Road, Swinton, M27

Asking Price

£375,000



## SPECIAL NOTE

This spacious semi detached property is situated in a popular residential suburb of Swinton and is offered with vacant possession.

The vast accommodation is set over two floors and comprises: entrance hallway, two reception rooms, and a kitchen to the ground floor. There are two double bedrooms, a single bedroom and bathroom suite occupying the first floor. The property is bursting with potential and offers a 'No Chain Delay'.

## COUNCIL TAX

Band

## TENURE

Freehold

The vendor has not approved these details. These details are in draft format only. Thornley Groves are not responsible for any errors within these details.



Total floor area 117.0 sq. m. (1,259 sq. ft.) approx.  
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

- NO CHAIN
- THREE BEDROOM SEMI-DETACHED
- ORIGINAL WINDOWS & DOORS
- DESIRED SOUTH SWINTON LOCATION
- CLOSE TO MONTON & WORSLEY
- DRIVEWAY PARKING & GARAGE
- LARGE PRIVATE GARDEN

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D	61	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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