



# Mark Warren

Homes for sale in North Manchester

## 0161 643 2827

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Boardman Lane M24 4PU



**£ 95,000**

We are delighted to offer this End terraced property. Two bedrooms, UPVC double glazed windows, gas warm air heating. Rear garden.

End terraced property Two bedrooms UPVC double glazed windows gas warm air heating Rear garden



Hall, UPVC double glazed door, meter cupboard, telephone point.

Lounge / Dining room, 8'10" x 14'11" 2.69m x 4.55m L Shaped lounge, Rear facing UPVC double glazed window and UPVC double glazed patio door, television point. Dining area, 10' x 7'02"

Kitchen, 9'08" x 7'10" 2.95m x 2.39 Front facing UPVC double glazed window, single drainer stainless steel sink unit, fitted base and wall units, plumbed for washing machine, gas cooker point.

Inner Hall with under stairs cupboard.

Staircase to first floor

Landing,

Bedroom 1, 19'00" x 8'11" 5.79m x 2.72m Two rear facing UPVC double glazed window, electric panelled heaters.

Bedroom 2, 12'02" x 8'09" 3.71m x 2.67m Front facing, UPVC double glazed window.

Bathroom, Front facing UPVC double glazed window comprising of wash basin and panelled bath.

Separate WC.

Externally, Rear garden and brick store room

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