REDMAN CASEY ESTATE AGENTS

125 Chorley Road, Adlington, Chorley, PR6 9LP

Offers Around £215,000

Well presented two bedroom stone fronted terraced property, in excellent condition, modernised whilst retaining many original features, located in a very popular residential area. Close to Adlington station, local shops, schools, local amenities and great views over Rivington Pike and Winter Hill. This home benefits from, gas central heating, double glazing, utility room, private garden area to rear and dedicated parking space. Viewing is highly recommended to appreciate the location, condition and all this property has to offer.

- Deceptively Spacious Stone Fronted Terraced House
- Open Plan Kitchen/Diner
- Private Courtyard Garden
- No Chain
- Excellent Condition Throughout
- Dedicated Parking Space to Rear
- Two Bedrooms
- Gas Central Heating
- Viewing Highly Recommended to Appreciate

69 Winter Hey Lane Horwich Bolton Greater Manchester BL6 7NT
Tel: 01204 329990 | Fax: | Email: sales@redmancasey.co.uk
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Charming two bedroom mid terraced stone fronted property, fully modernised whilst maintaining original features. This well presented property is close to local schools, shops, road and rail links and all local amenities with the added bonus of views over Rivington and Winter Hill from the rear and offered with no chain. The property comprises:-Entrance hall, lounge, dining room, kitchen, To the first floor there are two double bedrooms, one with fitted wardrobes, and a large family bathroom. To the outside of the property there is a small garden to the front with mature planting and a pleasant courtyard garden to the rear with decked area for outside dining, garden shed and utility room. There is a dedicated parking space to the rear of the property. Benefitting from double glazing and gas central heating this home is highly recommended for viewing to appreciate the condition, location and all this home has to offer.

UPVC double glazed entrance door to front, door to:

Hallway
Double radiator, stairs, door to:

Lounge 13'0" x 11'4" (3.96m x 3.46m)
UPVC double glazed window to front, double radiator.

Dining Room 14'8" x 12'2" (4.48m x 3.72m)
UPVC double glazed window to rear, double radiator, door to:

Kitchen 11'7" x 7'4" (3.52m x 2.24m)
Fitted with a matching range of base and eye level units with worktop space over with underlighting, drawers and cornice trims, 1+1/2 bowl stainless steel sink unit with single drainer and mixer tap, built-in fridge/freezer and dishwasher, built-in electric fan assisted oven, built-in four ring gas hob with extractor hood over, uPVC double glazed window to side, uPVC double glazed entrance door to side, door to:

Utility Room 5'4" x 7'4" (1.63m x 2.24m)
Base units with worktop space over, stainless steel sink unit with mixer tap, plumbing for automatic washing machine, window to rear, door.

Bedroom 1 13'0" x 15'2" (3.96m x 4.62m)
UPVC double glazed window to front, double radiator, door to:

Landing
Storage cupboard, double door, door to:

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Bathroom
Four piece suite comprising deep panelled bath with mixer tap, pedestal wash hand basin with extensive ceramic tiling, shower enclosure with glass screen and mixer tap and low-level WC, wall mounted mirror, uPVC frosted double glazed window to side, heated towel rail, door to:

Bedroom 2 14'8" x 9'6" (4.48m x 2.90m)
UPVC double glazed window to rear, fitted wardrobes, double radiator, two sliding doors, door.

Outside
Rear courtyard with decking area and far reaching view over Rivington and Winter Hill

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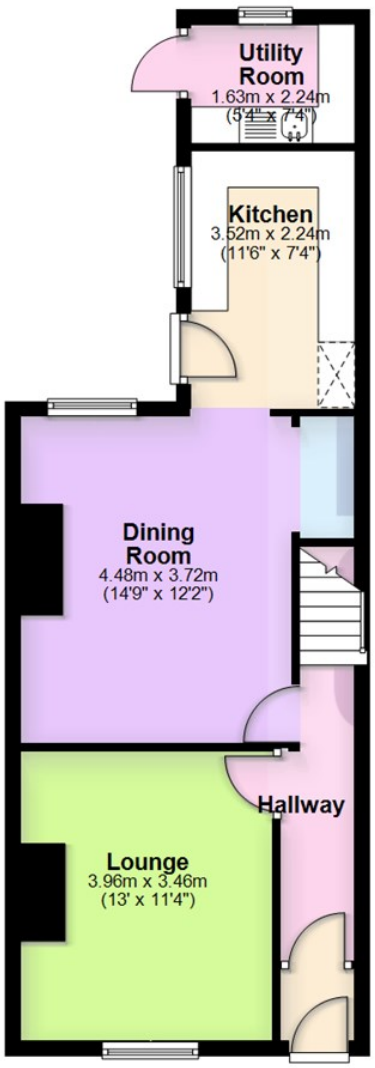
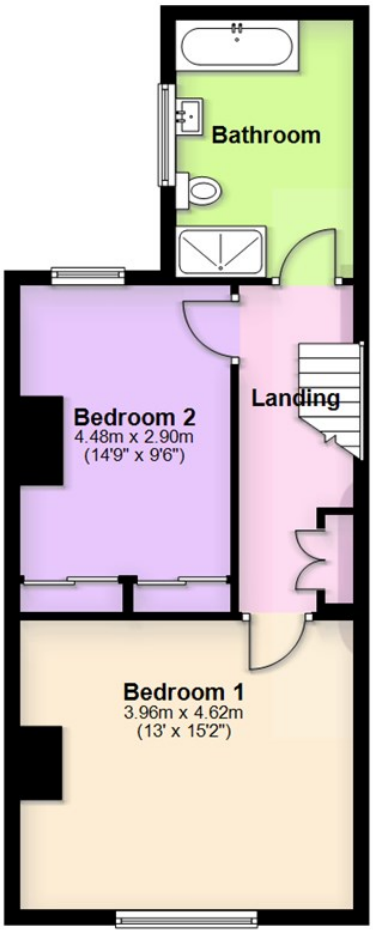
Ground Floor

Approx. 51.0 sq. metres (548.9 sq. feet)



First Floor

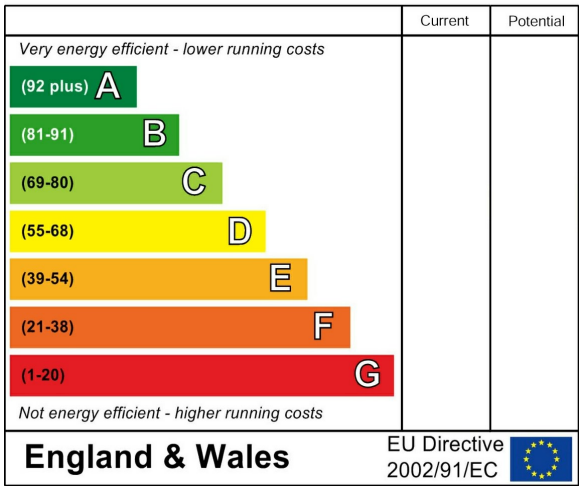
Approx. 48.1 sq. metres (517.5 sq. feet)



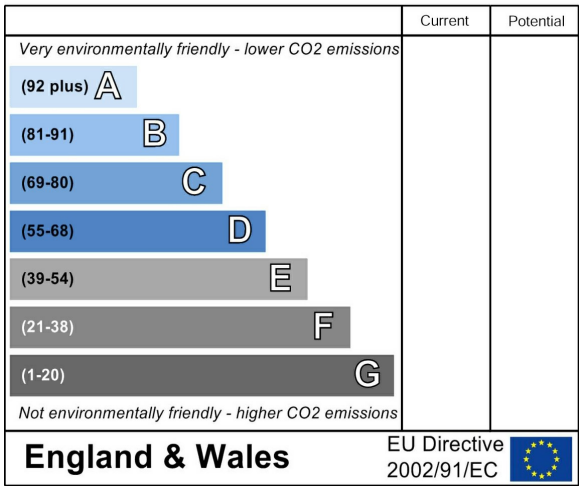
Total area: approx. 99.1 sq. metres (1066.3 sq. feet)

The information provided in this brochure has been approved by the vendor, however they do not represent any form of contract and it must not be assumed that they are a final detail of what is being left in the property. The floor plans provided are a representation only and must not be relied upon for exact measurements. Please note,we have not tested any appliances or services and do not imply any warranty or guarantee unless specifically mentioned.
Plan produced using PlanUp.

Energy Efficiency Rating



Environmental Impact (CO_2) Rating



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