



3 Warrington Street Oldham, OL4 5AP

3 bedroom stone fronted corner terraced property in the popular village of Lees, Oldham. This unique property is in need of some upgrading and comes with no chain, double glazing and central heating; representing a great opportunity to an investor or builder. Internally comprising; Large lounge / dining room with a brick feature wall incorporating a log burner and shelving, this room is very light owing to the 3 windows over 2 aspects. There is a fitted kitchen with a door to the communal back yard. To the first floor are the 3 bedrooms and the considerable bathroom. On street parking with a car park accross the road. Please contact our lettings department for a valuation for rental on this property.



3 bedrooms

Large bathroom

No chain

In Lees Village

Large lounge

Fitted kitchen

Feature wall and fireplace

Auction Guide Price £105,000

Lounge / Diner 13' 9" x 28' 4" (4.2m x 8.63m)

Large lounge with 2 windows to the front and one to the side. Brick feature wall with log burner and built in rustic shelving. Entrance vestibule. Stairs to the first floor accommodation. Radiators. Door to the kitchen.

Kitchen 9' 10" x 8' 0" (3.00m x 2.43m)

in need of upgrading, the kitchen is fitted with base and wall cabinets, single oven and extractor fan. Door to the rear communal yard.

Bedroom 1 10' 10" x 14' 0" (3.29m x 4.27m)

Substantial double bedroom.

Bedroom 2 7' 8" x 10' 8" (2.34m x 3.24m)

Double bedroom

Bedroom 3 10' 8" x 15' 4" (3.24m x 4.67m)

Single bedroom with space for combi boiler.

Bathroom 7' 9" x 7' 11" (2.37m x 2.41m)

Great sized bathroom with P shaped bath incorporating shower above and glass screen, W/C and pedestal wash hand basin.

GROUND FLOOR

1ST FLOOR



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