



82 Bury Road, Tottington

Bury

£260,000





## 82 Bury Road

Tottington, Bury

Stunning period stone end terrace house with original features & contemporary design. Spacious living area, bespoke kitchen, 3 double bedrooms, family bathroom, landscaped rear garden. Ideal location near amenities & good schools. Viewing recommended.  
Council Tax band: C

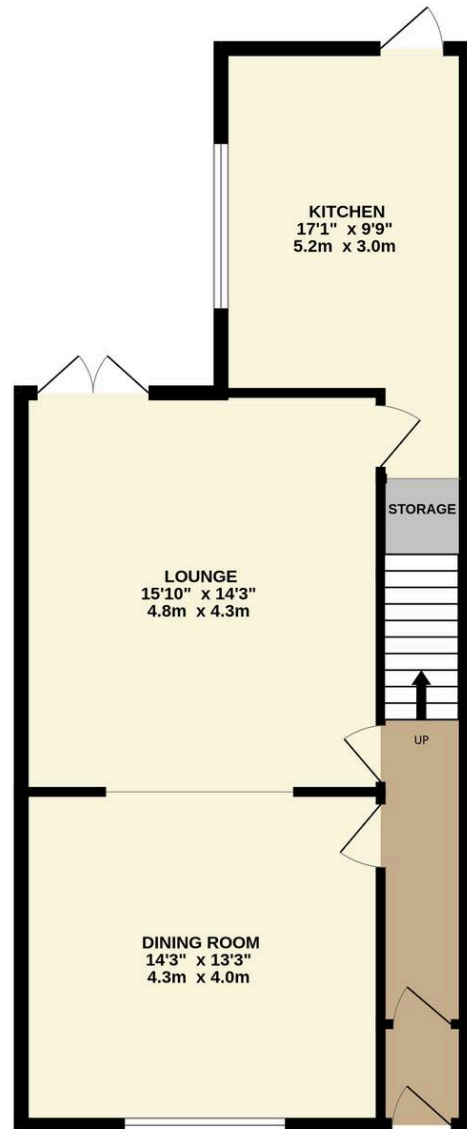
Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Spacious Dining Room with Bay Window and Plantation Shutters
- Large Living Room Lounge with Feature Cast-Iron Fireplace
- Newly fitted contemporary Kitchen with solid wood worktops, fitted Bosch oven, grill and microwave, in addition to an integrated fridge/freezer and dishwasher
- Large hallway & landing with natural light window
- Large Master Bedroom with significant fitted storage and feature fire surround
- 3 Large Double Bedrooms
- Boarded attic with drop-down ladder access
- Enclosed landscaped rear yard with potential for additional parking.
- End Terrace in a highly sought after location
- Modernised and decorated to a high quality throughout, keeping many character property features
- Situated within the catchment area for high OFSTED rated schools, such as Tottington High

GROUND FLOOR  
647 sq.ft. (60.1 sq.m.) approx.



1ST FLOOR  
647 sq.ft. (60.1 sq.m.) approx.



TOTAL FLOOR AREA : 1294 sq.ft. (120.2 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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