



Hamiltons
Estate Agents

Patterdale Road

WN7 2LG



- THREE BEDROOMS
- EXTENDED TO REAR
- TWO RECEPTION ROOMS
- IDEAL FIRST TIME BUY!



HAMILTONS ESTATE AGENTS are delighted to bring to market this immaculate THREE BEDROOM end terraced home. Situated in a sought after residential area this lovely home comprises of; Entrance Vestibule, Lounge, Dining Room/Open Plan Extended Kitchen, Three Bedrooms and a Bathroom. Externally this HAMILTONS ESTATE AGENTS are delighted to bring to market this immaculate THREE BEDROOM end terraced home. Situated in a sought after residential area this lovely home comprises of; Entrance Vestibule, Lounge, Dining Room/Open Plan Extended Kitchen, Three Bedrooms and a Bathroom. Externally this property is garden fronted with an enclosed rear yard. Early and internal viewing is highly advised.



Please note: Electrical or other appliances, service installations, heating systems, security alarm systems and satellite receiving equipment, where applicable, have not been tested and interested parties are recommended to carry out their own investigations as to their condition and serviceability before contracts are exchanged. All measurements are approximate and have been obtained by a laser measuring device. The photographs are for illustration purposes only it should not be assumed that any contents, furnishings or furniture shown on the photographs are included in the sale nor should it be assumed that the property remains as displayed in the photographs.

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and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

Price: £170000

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