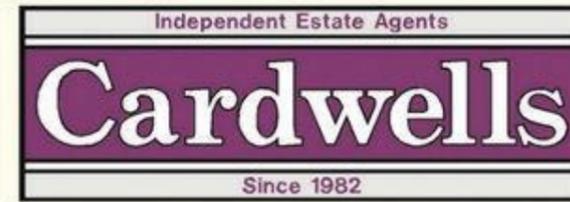


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 Incorporating: Wright Dickson & Catlow, WDC Estates

## SCHOOL COTTAGES, TURTON, BOLTON, BL7 0JU



- Period house, end of three
- 1596 ft<sup>2</sup> approx over two levels
- 2 driveway/parking areas
- Spacious, well presented, gas C/H & D/G
- Small hall, lovely lounge & fireplace
- Dining room with stairs off
- Fitted kitchen & appliances
- 3 bedrooms, en-suite & bathroom



**£275,000**

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**WHITEFIELD/PRESTWICH**  
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 e: whitefield@cardwells.co.uk

**CARDWELLS M28**  
 6 Memorial Rd M28 3AQ  
 t: 0161 794 3434  
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a superb period home being an end house of three on the much admired Crowthorne School development, Turton being set within beautiful countryside but within easy reach of Edgworth Village and Bromley Cross or Entwistle railway stations. The property offers approximately 1596 sq ft of living space with Worcester gas combi central heated boiler and has double glazed timber windows. comprises front entrance hall, lounge with Portuguese stone fireplace, separate dining room with the stairs off, large professional fitted kitchen with integrated appliances, landing, three bedrooms, the master having an en-suite shower room and fitted furniture and also the family bathroom. External;y there is driveway parking to both the front and side, lovely garden. Note: In some ways the property is back to front, the official entrance being approached from the main garden area. It all compliments the appeal of this superb property. To view please call Cardwells Estate Agents Bolton on 01204 381281.

#### **Directions BL7 0JU**

#### **ACCOMMODATION AND APPROXIMATE ROOM SIZES:**

**Hall** 3' 8" x 7' 7" (1.13m x 2.3m) Opens into the lounge, radiator.

**Lounge** 16' 0" x 12' 10" (4.87m x 3.92m) 3 Sealed unit double glazed windows, Portuguese marble fireplace & hearth with inset gas flame fire, radiator.

**Dining Room** 12' 6" x 11' 11" (3.8m x 3.64m) Open plan design with stairs off, sealed unit double glazed window, radiator.

**Kitchen** 12' 2" x 9' 10" (3.7m x 3m) Professionally fitted Shaker style cabinets, inset stainless steel sink top, range of base units, drawers & ample worktop space, built in oven/grill with gas hob and stainless steel extractor hood, integrated dish washer, automatic washing machine & fridge freezer. Matching wall units, Worcester gas combi central heating boiler set in wall units, spotlights to ceiling, radiator, partial stone tiling to work tops.

**Landing** L shaped, radiator, loft access.

**Bedroom One** 10' 10" x 13' 9" (3.31m x 4.18m) Professionally fitted furniture, 2 double wardrobes, 2 sets of drawers & bedside cabinets, radiator.

**En-suite** 4' 8" x 6' 6" (1.41m x 1.99m) Corner glass shower cubicle, w/c and wash basin, 1/2 tiled walls, radiator.

**Bedroom Two** 8' 10" x 9' 9" (2.7m x 2.97m) At maximum points, sealed unit double glazed window, radiator.

**Bedroom Three** 7' 10" x 12' 0" (2.4m x 3.67m) Sealed unit double glazed window, radiator.

**Bathroom** 7' 9" x 8' 4" (2.35m x 2.54m) Modern white suite, Jacuzzi bath, w/c, wash basin, 1/2 tiled walls, spotlights to ceiling, radiator.

**Parking** Private forecourt parking to the front plus a private driveway to the side, giving superb parking facilities.

**Gardens** Forecourt frontage, walled & enclosed rear garden with lawn & bushes.

**Note** The properties are back to front. The front entrance is at the rear, and no2 has footpath access to its front door across the garden with a small gate.

**Price** £275,000

**Please note: all viewings are by appointment only through our BOLTON Office**

