



## 21 Sutherland Road, Bolton

£320,000 Freehold

Three double bedroom semi detached property • Extended modern kitchen • Two reception rooms • Orangery • Loft room • Driveway • Low maintenance rear garden • Very desirable location • Walking distance to local amenities • Close to Doffcocker lodge







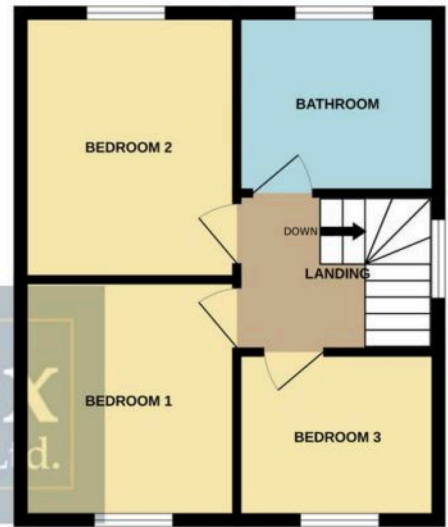
Nestled in a highly sought-after location, this exceptional three-bedroom semi-detached house offers the perfect blend of modern living and timeless charm. Boasting a spacious interior, this property is ideal for families looking for a stylish and comfortable home. The accommodation comprises three double bedrooms, providing plenty of space for the whole family, complemented by an extended modern kitchen that is sure to impress.

The two reception rooms offer versatile living spaces, while the addition of an orangery floods the home with natural light and creates a peaceful retreat. The loft room provides extra flexibility. A driveway ensures convenient off-road parking, while the low maintenance rear garden offers a private outdoor space for relaxation and entertaining. Within walking distance of local amenities and close to Doffcocker Lodge, this property is perfectly situated for those seeking both convenience and tranquillity.

GROUND FLOOR



1ST FLOOR



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.  
Made with Metropix ©2025



