



5 Hedley Street, Bolton

£200,000 Leasehold

Three bedroom extended semi detached property • Two reception rooms • Three piece bathroom suite with electric shower over the bath • Beautiful landscaped rear garden • Modern kitchen with integrated appliances • Close to great schools both primary and secondary • Close to Moss Bank Park • Walking distance to local amenities • Walking distance to local mosques • Excellent first time buyer property





This beautifully presented three-bedroom extended semi-detached property offers an ideal opportunity for first-time buyers and families alike, perfectly positioned in a sought-after residential area close to excellent schools (both primary and secondary), Moss Bank Park, and a range of local amenities including shops and mosques, all within walking distance. The house boasts a spacious and welcoming entrance hallway, leading to two well-proportioned reception rooms that provide versatile living and dining areas, perfect for entertaining or relaxing with family.

The modern kitchen is thoughtfully designed, featuring integrated appliances and ample storage, making it a pleasure for any home cook. Upstairs, you will find three generously sized bedrooms, each offering comfortable accommodation and plenty of natural light. The family bathroom is fitted with a contemporary three-piece suite, including an electric shower over the bath for added convenience. Throughout, the property is tastefully decorated and well maintained, offering a move-in-ready home that combines comfort and style with practical living space.

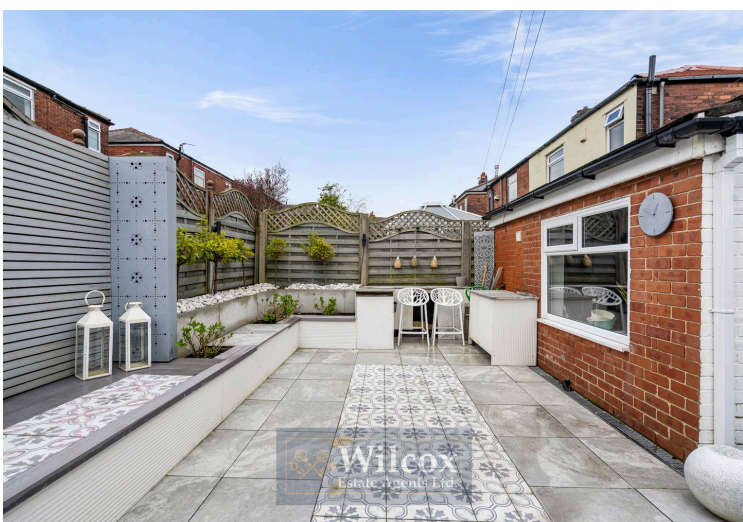
GROUND FLOOR



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.
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Externally, the property continues to impress with its carefully landscaped outdoor areas. The front yard features an attractive stoned area and a flagged pathway that leads to the rear of the house, bordered by a brick wall surround and accessed via a wrought iron gate, providing both security and kerb appeal. To the rear, an exceptional garden awaits, designed for both relaxation and entertaining. A composite grey decked patio area offers a stylish space for outdoor seating, complemented by an Italian flagged patio that is perfect for al fresco dining. The garden is enhanced by planters with small trees, adding greenery and privacy, while a fence panel surround ensures a secure and enclosed environment for children or pets. Additional features include an external hosepipe connection and security lighting, making the outdoor space both practical and inviting throughout the year. This impressive garden provides a tranquil retreat from busy daily life, further enhancing the appeal of this delightful home.