



68 Esther Street Oldham, OL4 3ER

Situated in a quiet and private cul-de-sac, this beautifully presented three-bedroom end townhouse has been thoughtfully extended and modernised throughout, offering stylish and spacious living ready for immediate occupation. Internally, the property comprises a welcoming entrance hall, a generous lounge, and a modern fitted kitchen opening into a bright dining area, which enjoys direct access to the south-facing rear garden—perfect for entertaining or relaxing. Upstairs, you'll find two double bedrooms, a well-proportioned third bedroom, and a sleek contemporary family bathroom. Outside, the home boasts well-maintained front and rear gardens, including an Indian stone patio, lawned area, and mature planting to the rear for added privacy. A timber-built garden shed provides useful storage, while a single garage located nearby offers secure storage or parking. Early viewing is highly recommended and is strictly reserved for buyers who are in a position to proceed.



3 bedrooms

Extended

Spacious lounge

Garage

Modern fitted kitchen

South facing garden

Freehold

Fitted bathroom

£199,950

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Entrance Hall 5' 7" x 3' 8" (1.70m x 1.11m)

Welcoming entry with stairs to first floor and door to living room.

Living Room 14' 2" x 12' 8" (4.32m x 3.86m)

Bay window. Inset fireplace and TV. Glazed door to kitchen. Laminate flooring.

Kitchen 9' 3" x 18' 6" (2.81m x 5.63m)

Modern gloss base and wall cabinets with wood effect worktops. Integrated double oven, microwave, fridge/freezer, washing machine and tumble dryer, hob and extractor fan. Breakfast bar. Storage cupboard. Laminate flooring. Open to the dining room.

Dining Room 6' 10" x 9' 7" (2.08m x 2.93m)

Open to the kitchen, this dining room flows seamlessly, Sliding patio door and window to the side. Laminate flooring.

Bedroom 1 10' 4" x 9' 9" (3.14m x 2.98m)

Fitted wardrobes

Bedroom 2 11' 7" x 7' 11" (3.52m x 2.42m)

Bedroom 3 8' 6" x 8' 10" (2.59m x 2.69m)

Single bedroom to the front elevation.

Bathroom 6' 5" x 6' 4" (1.95m x 1.93m)

Corner bath with shower, w/c, pedestal wash basin. Tiled walls and floors

Rear Garden

Indian stone patio and lawn. Timber built shed.

Garage

Located nearby, the garage is ideal for storage or safekeeping of your vehicle. Up and over door.

Tenure

Freehold

Council tax

Band B



Floor 0



Floor 1

MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.

