



Oliver James
ESTATE AGENT

The Negotiator
Awards 2024
REGIONAL AGENCY
OF THE YEAR
NORTH EAST
& NORTH WEST

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SCAN ME



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 **Oliver James**
ESTATE AGENT

Ferry Road, Irlam
Offers in Region of **£225,000**



45 Ferry Road

Irlam, Manchester

Charming three-bed semi on a corner plot with modern kitchen, bright living area, private rear garden, off-road parking, and a family-friendly location. Ready to move in.

Council Tax band: B

Tenure: Leasehold

- Three Bedroom Semi Detached
- Large Corner Plot
- Spacious Kitchen Diner
- Two Double Bedrooms, One Single
- In Need of some updating
- Large Side Driveway
- Well-maintained front and side garden
- No Cahin





Lounge
14' 8" x 12' 2" (4.46m x 3.72m)

Kitchen Diner
9' 1" x 15' 6" (2.76m x 4.72m)

Bedroom One
9' 1" x 8' 11" (2.76m x 2.72m)

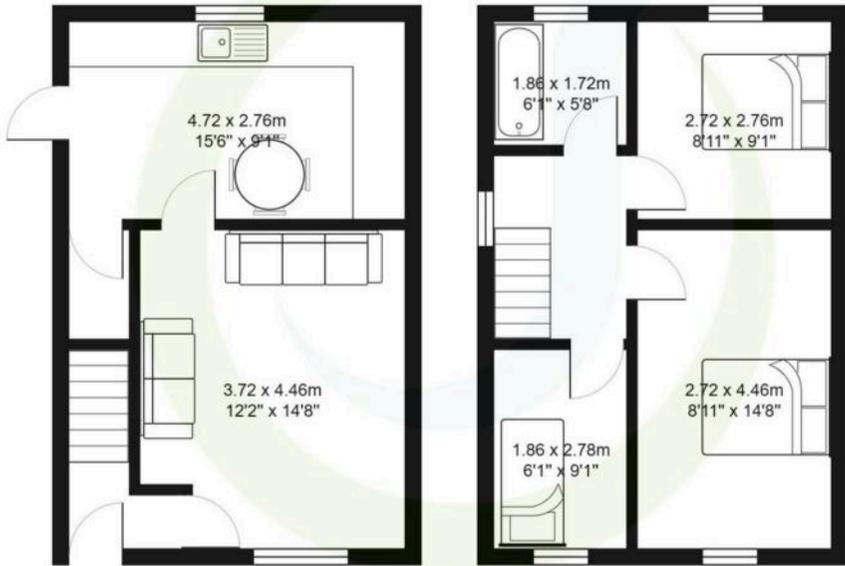
Bedroom Two
14' 8" x 8' 11" (4.46m x 2.72m)

Bedroom Three
9' 1" x 6' 1" (2.78m x 1.86m)

Bathroom
5' 8" x 6' 1" (1.72m x 1.86m)







Total Area: 69.8 m² ... 751 ft²

All measurements are approximate and for display purposes only

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