



Oliver James
ESTATE AGENT

TheNegotiator
Awards 2024
REGIONAL AGENCY
OF THE YEAR
NORTH EAST
& NORTH WEST
SILVER

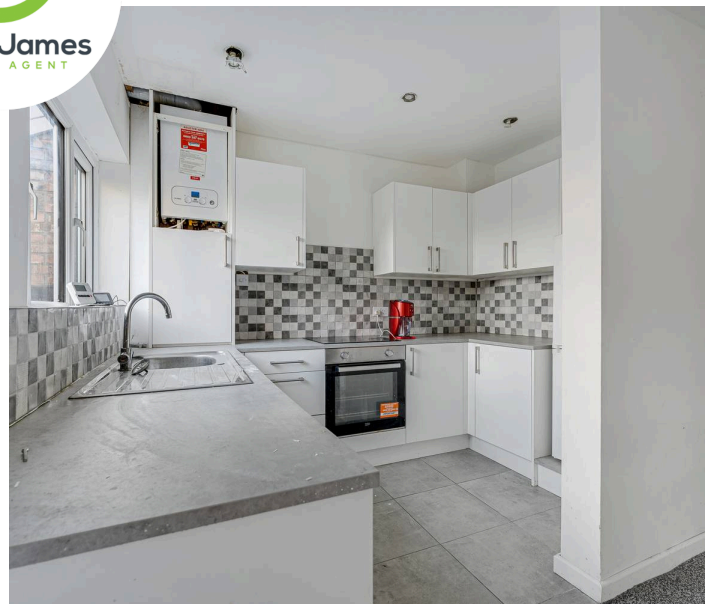
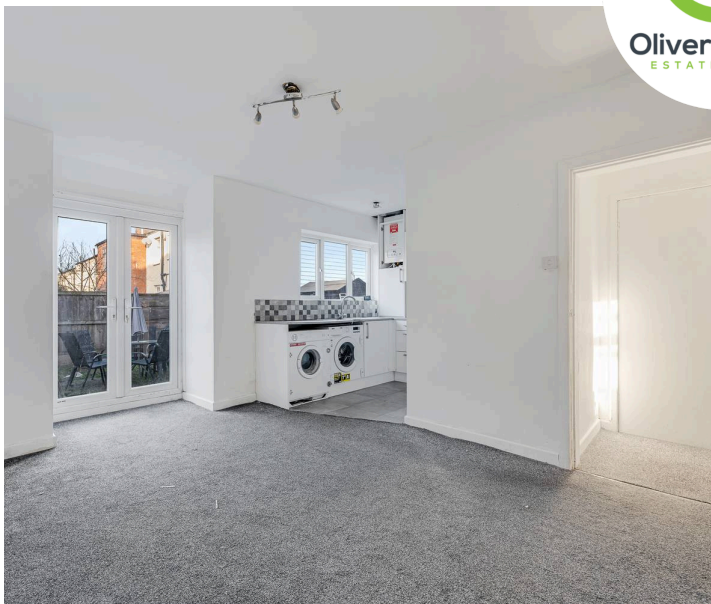
SCAN ME



BOOK A VIEWING

 **Oliver James**
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Liverpool Road, Irlam
Offers in Region of **£170,000**



Liverpool Road

Irlam, Manchester

Spacious 2 bed mid-terrace with 2 receptions, potential for 3rd bedroom, no chain, near Tesco, schools, shops, and transport. Ideal for first-time buyers or investors.

Council Tax band: A

Tenure: Freehold

- Two Bedroom Mid Terrace
- Two Reception Rooms
- Opportunity to split the main bedroom into two bedrooms
- No Chain
- Perfect 1st Home or Investment
- Close to Tesco, Irlam Primary and a selection of amenities





Lounge
10' 6" x 13' 1" (3.20m x 4.00m)

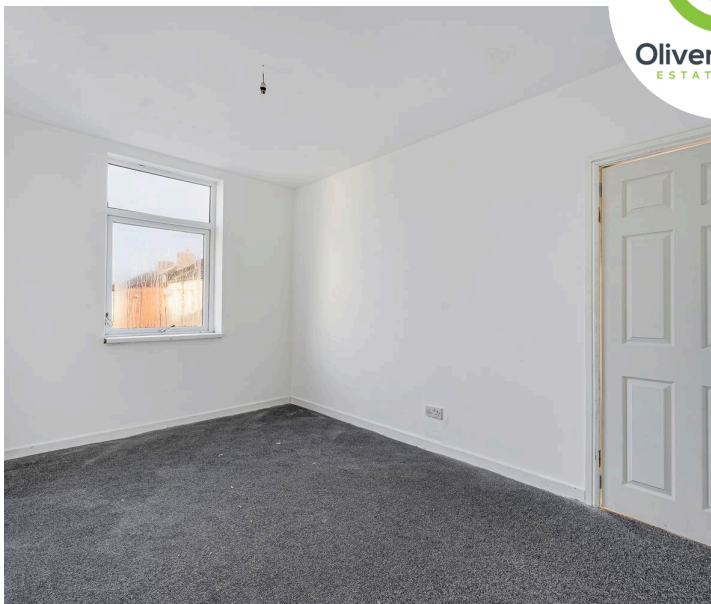
Dining Room
11' 2" x 13' 1" (3.40m x 4.00m)

Kitchen
6' 3" x 9' 6" (1.90m x 2.90m)

Bedroom One
12' 6" x 13' 9" (3.80m x 4.20m)

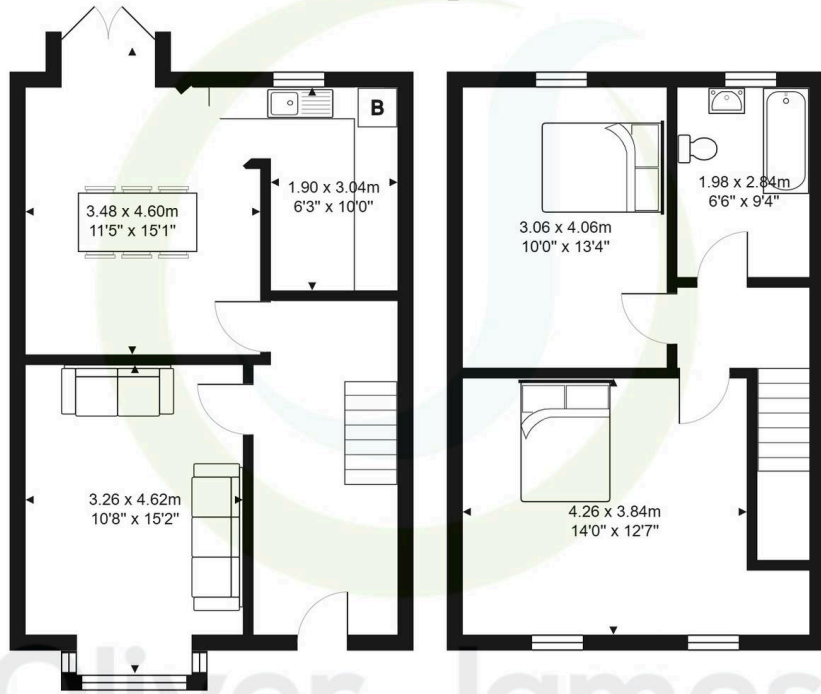
Bedroom Two
9' 10" x 13' 1" (3.00m x 4.00m)

Bathroom
9' 2" x 6' 7" (2.80m x 2.00m)



GARDEN





Total Area: 90.3 m² ... 972 ft²

All measurements are approximate and for display purposes only



Oliver James

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