



3 Argyle Street, Derker, Oldham, OL1 3PQ
Offers In The Region Of £139,000

MID TERRACE | NO CHAIN | TWO BEDROOMS | SUIT BUY TO LET OR FTB | VIEWING ADVISED | The house on Argyle Street comprises of a vestibule, lounge, kitchen diner, rear lean to, two bedrooms and bathroom & WC. There is an enclosed courtyard to rear. Located close to local shops and public transport.

ACCOMMODATION

GROUND FLOOR

VESTIBULE

LOUNGE

13'2 x 13'4 (4.01m x 4.06m)



BEDROOM ONE

13'2 x 13'4 (4.01m x 4.06m)



BEDROOM TWO

7'9 x 11'3 (2.36m x 3.43m)



KITCHEN

13'2 x 11'3 (4.01m x 3.43m)



Single drainer, stainless steel, sink unit. A range of wall and base units with worktops.

REAR LEAN TO



FIRST FLOOR

BATHROOM & WC

5'9 x 6 (1.75m x 1.83m)



Three piece white suite, shower over the bath and shower screen, fully tiled.

EXTERNALLY



Enclosed courtyard to rear.

SERVICES -

All main services are installed.

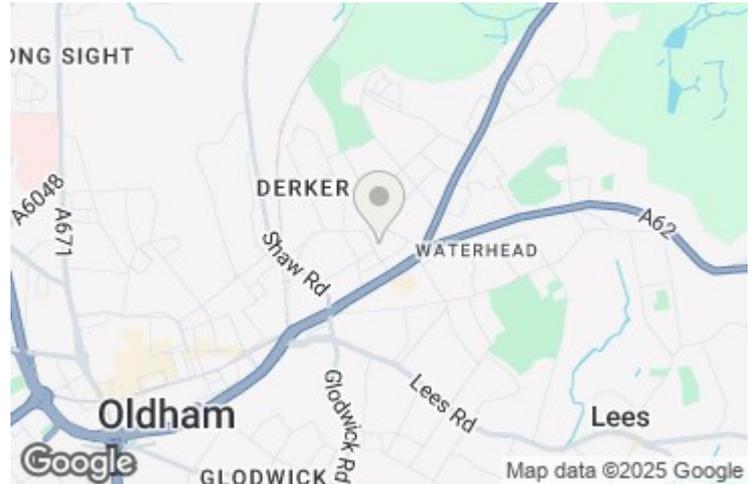
IMPORTANT NOTICE -

No checks have been made of any services (water, electricity, gas and drainage) heating appliances or any other electrical or mechanical equipment in this property.

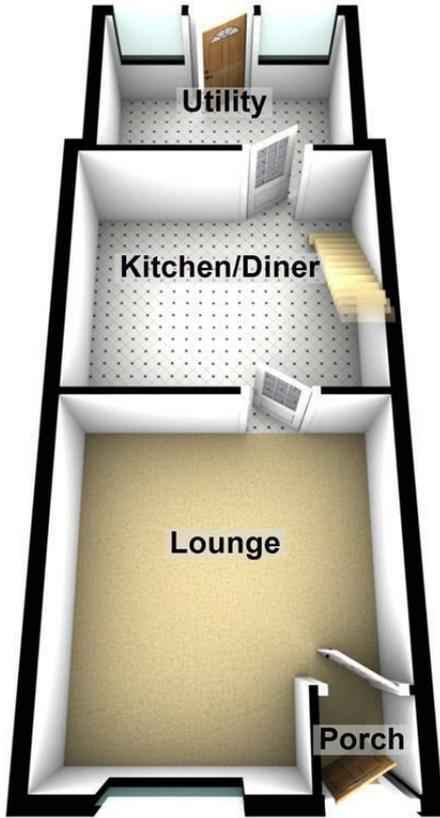
DISCLAIMER -

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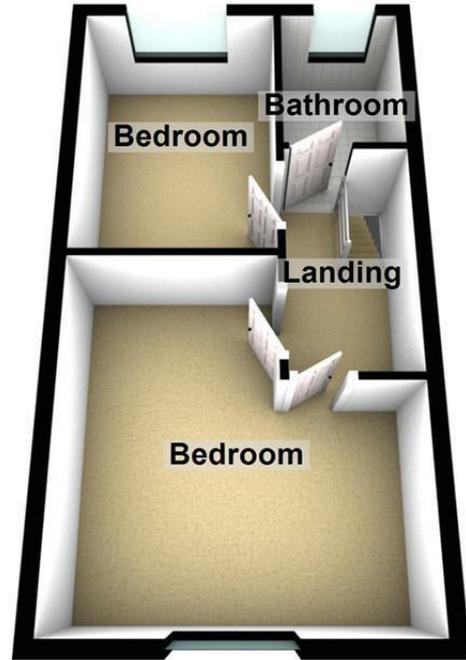
provided and condition of the property and no warranty is given by the vendor, their agents or any other person in their employment. The property is offered subject to contract and still being available at the time of enquiry and no responsibility can be accepted for any loss or expenses incurred in viewing.



Ground Floor



First Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		59	81
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	