



**4 Atherton Street, Lees, Oldham, OL4 5BH**

**£140,000**

END STONE TERRACE | TWO BEDROOMS | IDEAL FOR A FTB | VILLAGE LOCATION | VIEWING ADVISED |

The house on Atherton Street comprises of a vestibule, lounge, kitchen diner, two bedrooms, bathroom and landing. There is a small sitting out area off the back door with views over a communal garden. Located close to the Lees Village Centre which provides a range of local shops, bars and restaurants.

## ACCOMMODATION

### GROUND FLOOR

#### VESTIBULE

#### LOUNGE

13'5 x 12'6 (4.09m x 3.81m)



#### KITCHEN

10 x 9 (3.05m x 2.74m)



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

### FIRST FLOOR

#### BEDROOM ONE

13'6 x 12'6 (4.11m x 3.81m)



#### BEDROOM TWO

7'1 x 8'10 (2.16m x 2.69m)

#### BATHROOM & WC

5'1 x 4'9 (1.55m x 1.45m)



Three piece white suite, shower over the bath, tiling.

### LANDING

## EXTERNALLY



Small sitting out area off the back door.

## SERVICES -

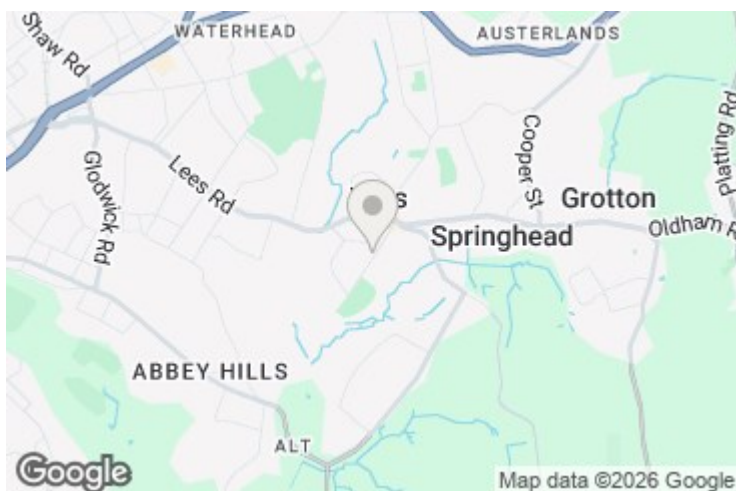
All main services are installed.

## IMPORTANT NOTICE -

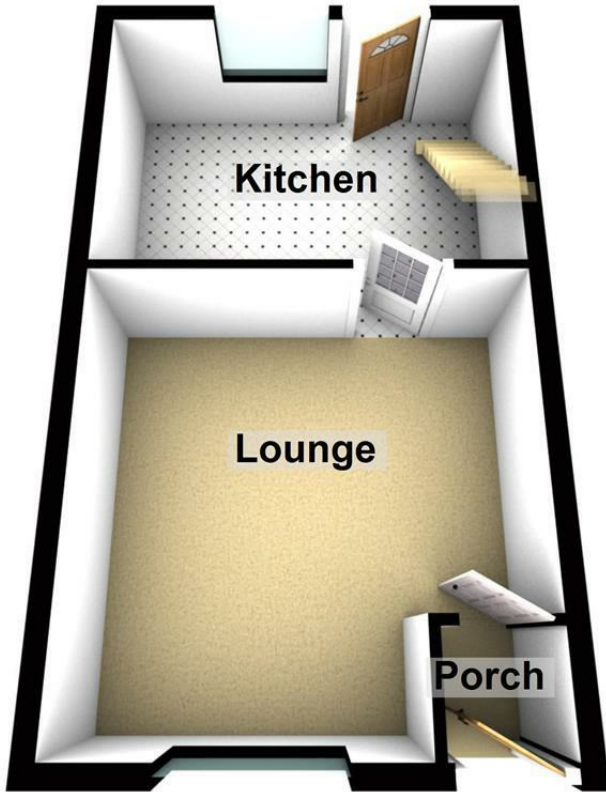
No checks have been made of any services (water, electricity, gas and drainage) heating appliances or any other electrical or mechanical equipment in this property.

## DISCLAIMER -

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## Ground Floor



## First Floor

