

Rosebank Close, Ainsworth

£230,000

Miller Metcalfe
Every step of the way

This beautifully presented three-bedroom terraced house offers a wonderful opportunity for families and first-time buyers alike. Set in a popular residential location, the property combines comfortable living spaces with tasteful décor throughout. Upon entering, you are greeted by a welcoming porch that leads to a bright spacious lounge, providing an ideal setting for relaxation or entertaining guests. The modern dining kitchen with fitted appliances is well-appointed with ample storage and worktop space, perfect for preparing family meals. The adjoining dining area benefits from natural light and offers direct access to the rear garden, creating a seamless indoor-outdoor flow. Upstairs, you will find three well-proportioned bedrooms, each thoughtfully decorated to maximise both comfort and practicality. The contemporary family bathroom is finished to a high standard, featuring quality fixtures and fittings. This good-sized family home offers plenty of storage solutions and has been maintained to an excellent standard by the current owners.

The property enjoys attractive gardens to both the front and rear. The front garden provides a welcoming approach with a neat lawn and established planting, offering a pleasant outlook and enhancing kerb appeal. To the rear, the lovely garden is a true highlight, offering a safe and private space for children to play or for adults to unwind. The rear garden features a well-kept lawn, a paved patio area ideal for outdoor dining or summer barbeques, and mature borders that add colour and interest throughout the seasons. There is ample space for garden furniture, potted plants, or even a small vegetable patch (subject to the new owner's preferences). The garden is securely enclosed, making it suitable for both pets and young children. The property further benefits from a garage on a separate plot with an up and over door. The convenient location also places local amenities, schools, and transport links within easy reach, making this an ideal choice for those seeking a balance of comfort, style, and practicality.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E






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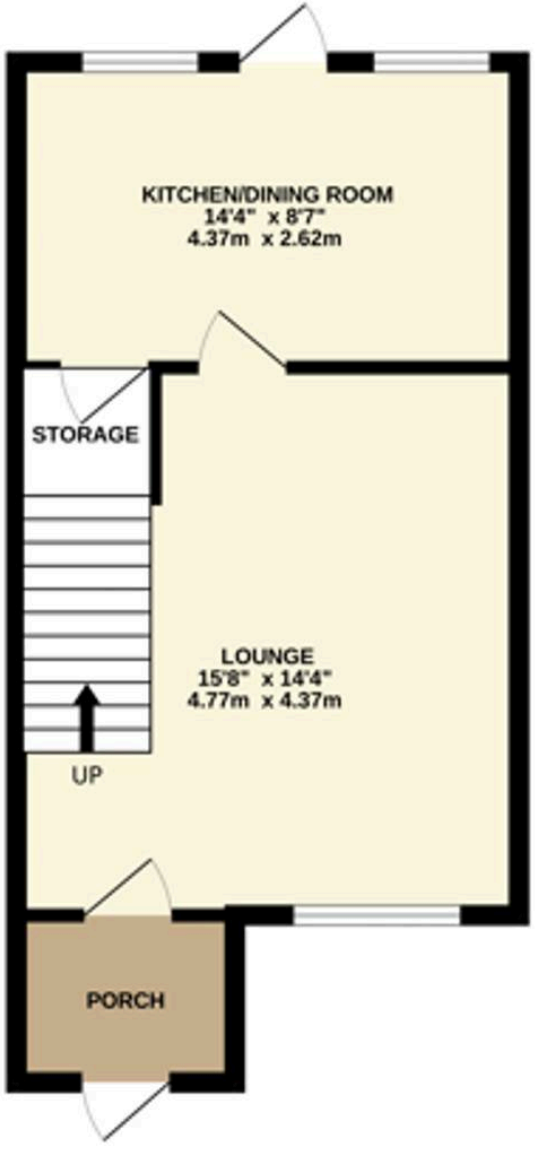




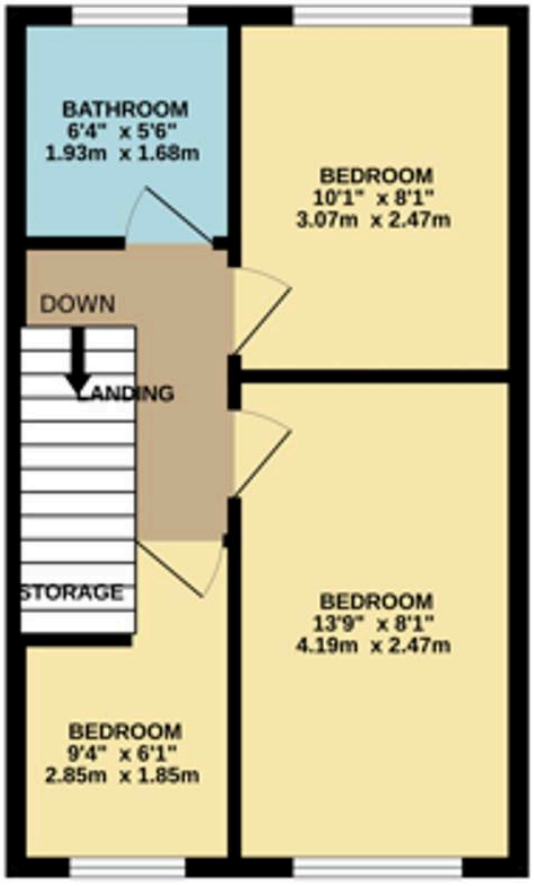



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18
11
Rosebank
Close
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8

GROUND FLOOR
379 sq.ft. (35.2 sq.m.) approx.



1ST FLOOR
349 sq.ft. (32.4 sq.m.) approx.



TOTAL FLOOR AREA : 727 sq.ft. (67.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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