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Simkin Way, Oldham
Offers Over £345,000

Council Tax: D Tenure: Leasehold

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A beautifully presented and extended three-bedroom detached family home finished to an exceptional standard throughout. This modern property offers versatile, light-filled living space with underfloor heating to the hall, kitchen, study, guest wc and family bathroom and is situated on a quiet cul-de-sac in the popular Bardsley area.

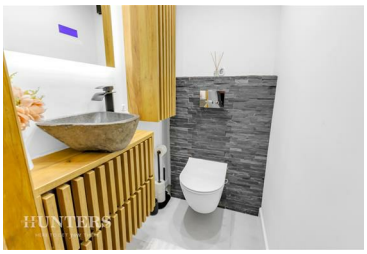
The ground floor features an entrance hall, a useful study, downstairs WC, and a spacious lounge/diner (20'11" x 14'10") with feature stone fireplace. The impressive kitchen (13'0" x 8'7") boasts sleek white units, wood-effect worktops, and integrated appliances. A separate orangery (10'10" x 9'6") provides additional flexible space, ideal for relaxing while enjoying garden views. Ample storage is also provided.

Upstairs, the landing leads to three good-sized bedrooms (including a large master with dressing room) and a contemporary family bathroom with

- CUL-DE-SAC LOCATION
- 3 BEDROOMS + DRESSING ROOM
- UPVC DOUBLE GLAZING
- ORANGERY
- ENCLOSED GARDEN TO REAR
- MODERN DETACHED HOME
- UNDERFLOOR HEATING
- GAS CENTRAL HEATING
- DRIVEWAY TO THE FRONT
- VIEWING HIGHLY RECOMMENDED







832 Hollins Road, Oldham, OL8 4SR
Tel: 0161 669 4833 Email: oldham@hunters.com
https://www.hunters.com

The Property Ombudsman