



## 487 Tonge Moor Road, Bolton

£145,000 Leasehold

Fully refurbished two double bedroom terrace property • Brand new kitchen with integrated appliances • Brand new shower room with matt black power shower • Fully rewired • Brand new damp course • Brand new flooring throughout • Fully replastered everywhere • Utility room • Repointed at the rear of the property • Brand new boiler

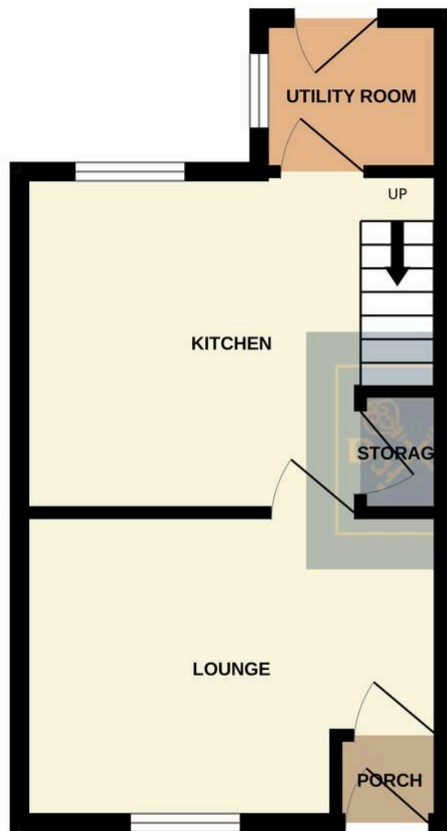




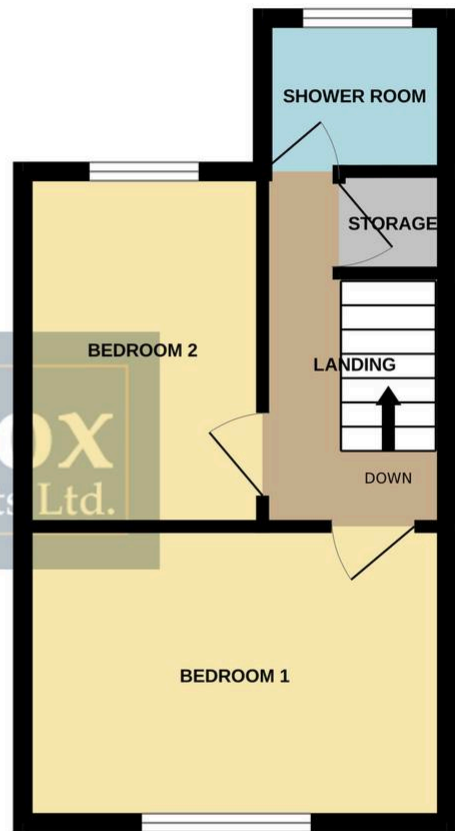
This beautifully refurbished two double bedroom terraced house offers an exceptional standard of finish throughout, making it an ideal choice for first-time buyers or those seeking a stylish, low-maintenance home. The property has undergone a comprehensive renovation, including a full rewire, a new damp course, and brand new flooring throughout. The spacious living accommodation features two generous double bedrooms, both tastefully decorated and ready to move into. The newly installed kitchen is fitted with a range of integrated appliances, providing a contemporary space for cooking and entertaining. The adjacent utility room offers additional storage and laundry facilities.

The modern shower room is finished with a matt black power shower and high quality fixtures, creating a luxurious feel. Further enhancements include a brand new boiler, a new roof above the bathroom, and all walls and ceilings fully replastered. The cottage doors with stylish black handles add a touch of character, while the rear of the property has been fully repointed for peace of mind.

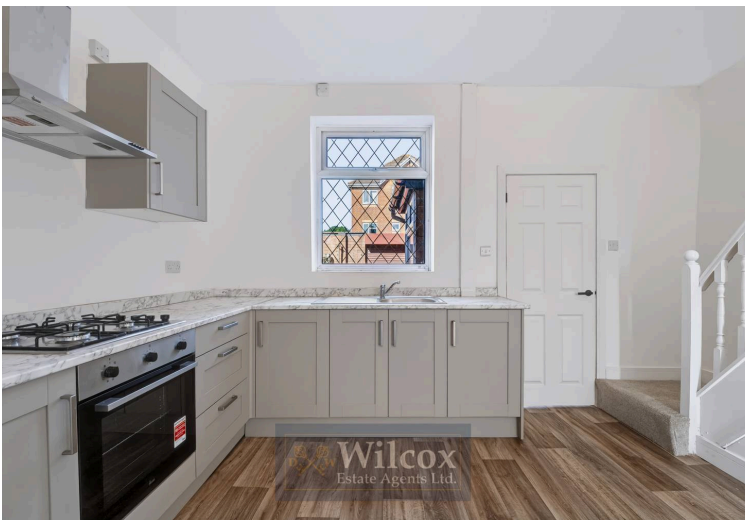
GROUND FLOOR



1ST FLOOR



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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Externally, the property is approached via a flagged pathway, bordered by a traditional brick wall and a wrought iron gate, providing both security and kerb appeal. The rear garden has been fully flagged, offering a low-maintenance outdoor space perfect for relaxing or entertaining. A hosepipe connection is conveniently located for easy garden maintenance. The addition of a roller shutter provides extra security and privacy to the rear aspect. This attractive outside space is ideal for those seeking a practical yet appealing garden area, with ample room for outdoor furniture and potted plants. With its combination of stylish interior upgrades and thoughtfully designed external areas, this property is ready to welcome its new owners. Early viewing is highly recommended to appreciate the quality and care invested in this exceptional home.