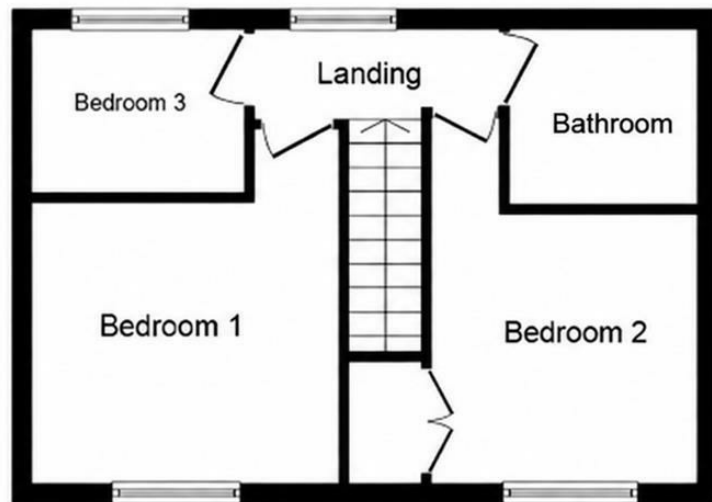


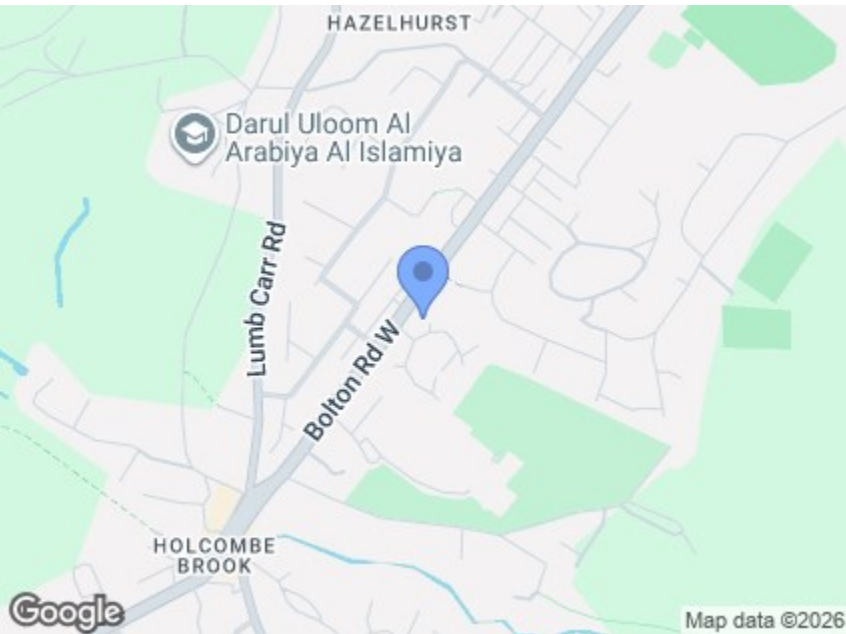


Ground Floor

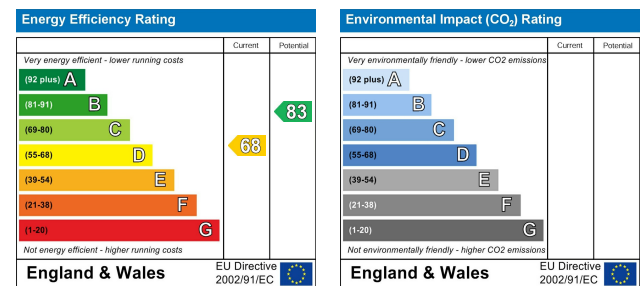


First Floor

Total floor area 80.0 sq. m. (861 sq. ft.) approx
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.



Directions
Postcode - BL0 9YS What3words -
///polar.emperor.intersect



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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5 Moray Close
Ramsbottom, Bury, BL0 9YS
Offers over £390,000



- Three-bedroom detached home - sold with no chain
- Fitted kitchen with central breakfast bar
- Ground-floor WC and first-floor shower room
- Detached garage
- Separate lounge with doors to the rear garden
- Separate dining room
- Rear garden with patio, lawn and established planting
- Tenure - Leasehold, Council Tax - Bury band D, EPC rated D

5 Moray Close

Ramsbottom, Bury, BL0 9YS

Charles Louis Homes presents this three-bedroom detached home on Moray Close, Ramsbottom. The ground floor has a separate lounge, a dining room and a fitted kitchen, while upstairs there are three bedrooms and a shower room. A ground-floor WC adds to the practical layout.

The lounge is a comfortable space with a fireplace and doors opening onto the rear patio. In the kitchen, navy cabinetry, light worktops and a central breakfast bar create a distinctive space, with the adjoining dining room providing a separate place to sit and eat.

Outside, the rear garden is arranged across different levels, with a paved seating area, lawn, established planting and a detached garage. The draft floorplan gives an approximate total floor area of 861 sq ft. With Ramsbottom and Holcombe Brook nearby, the property offers a convenient setting alongside its generous indoor and outdoor space.

Entrance Hallway

The front door opens into the hall, with access to the lounge, dining room, ground-floor WC and staircase.

Lounge

A generously sized reception room with wood-effect flooring, a fireplace and doors opening onto the rear patio. Windows to the side bring additional light into the room.



Dining Room

Positioned at the front of the property, the dining room has a bay window, wood-effect flooring and space for a dining table. Open access leads through to the kitchen.



Kitchen

Fitted with navy wall and base units, light worktops and a central breakfast bar with seating. The kitchen also has tiled splashbacks, integrated ovens and a hob.



Downstairs WC

Fitted with a WC and wash basin, with a bold feature wall.



First Floor Landing

Bedroom One

A double bedroom with a front-facing window and wood-effect flooring.



Bedroom Two

A further double bedroom overlooking the front of the property, with wood-effect flooring.



Bedroom Three

A bedroom overlooking the rear, currently fitted with storage and a desk area, making it suitable for use as a home office.



Bathroom

Fitted with a shower over the bath with a glazed screen, WC and wash basin set within a vanity unit. White wall tiles and a window complete the room.



Externally

A block-paved driveway runs alongside the house, providing off-road parking and access towards the garage. The front garden has a lawn, planted borders and established shrubs, with a path leading to the front door.

The rear garden has a paved patio beside the house, steps up to a lawn and established shrubs and trees. There is room for outdoor seating, with the detached garage positioned to the side.



Garage

A detached brick-built garage at the rear of the property.