



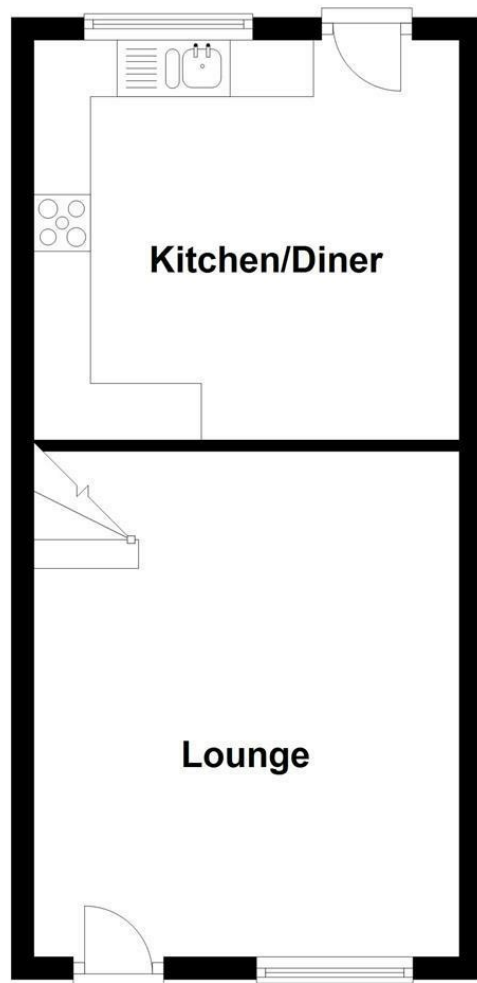
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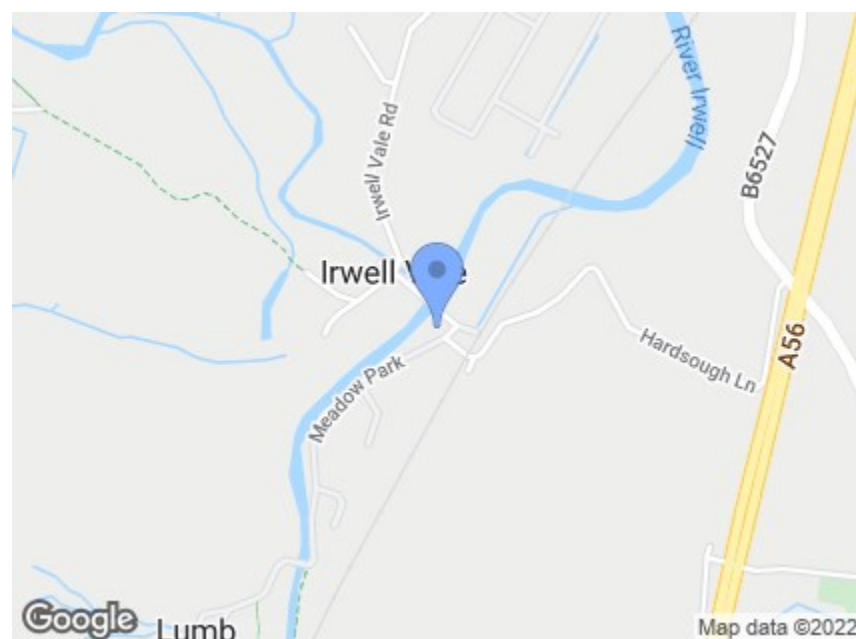
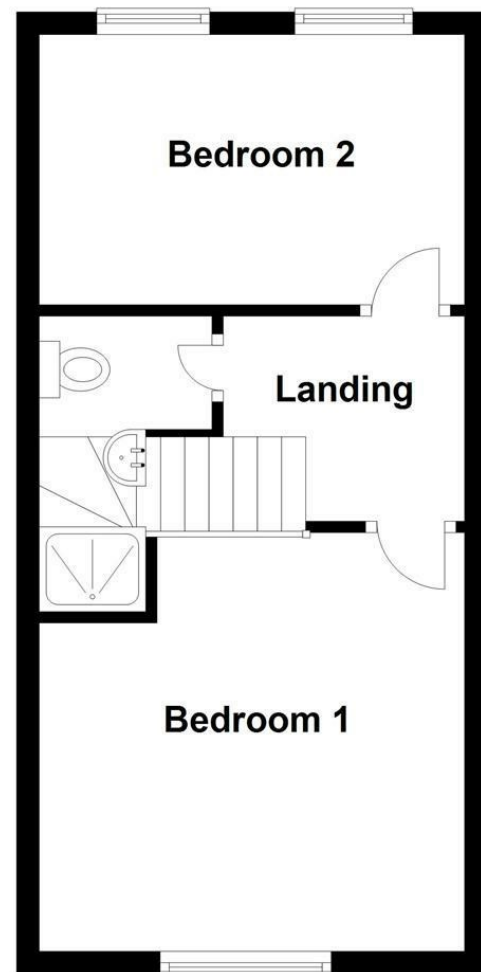
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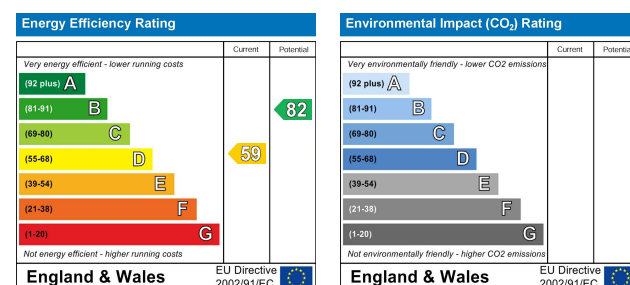
Ground Floor



First Floor



Directions



3 Chapel Terrace, Irwell Valley
Ramsbottom, Bury, BL0 0QW

Guide price £210,000



- Stunning Riverside Position
- Beautifully Presented Cottage
- Two Generous Bedrooms
- Attractive Mature Gardens
- Set in a Picture Perfect Location
- Spacious Lounge, Dining Kitchen
- Stylish Shower Room
- Viewings An Absolute Must!!!

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.

3 Chapel Terrace, Irwell Valley

Ramsbottom, Bury, BL0 0QW

****STUNNING RIVERSIDE POSITION**BEAUTIFUL PICTURESQUE LOCATION**IMMACULATE TWO BEDROOM SPACIOUS COTTAGE **** A delightfully situated and spacious two bedroomed cottage enjoying an enviable aspect with a peaceful garden by the riverside. The middle of three, this characterful terrace is beautifully presented and benefits from having UPVC double glazing and gas central heating. With well proportioned accommodation set out over two floors comprising in brief lounge with a feature fireplace, country style fitted dining kitchen, a generous master bedroom with a lovely view, a second double bedroom and a stylish shower room. Externally the property offers an attractive and mature front garden with plants and shrubs, an idyllic setting for those summer evenings in the sun.

Originally a Methodist Chapel dating back to the 1850s, this charming cottage is situated within the charming hamlet of Irwell Vale, a local conservation area surrounded by open countryside.

Lounge

14'8" x 12'4" (4.48m x 3.77m)

UPVC entrance door opens into the lounge with a UPVC window enjoying a pleasant view over the gardens, laminate wood effect flooring, feature fireplace with tiled hearth, log burner and timber mantle, radiator, TV point and power points.



Alternate View



Kitchen Diner

12'4" x 11'6" (3.77m x 3.52m)

With a UPVC window, laminate wood effect flooring, radiator and power points. Fitted with a range of country style wall and base units with inset 1.5 sink and drainer unit, electric oven and grill at eye level, five ring gas hob, plumbing for a washing machine and space for a fridge freezer. Rear door opens out to a rear passage.



First Floor Landing

With a spotlighting, a radiator and access hatch to the loft.



Master Bedroom

14'7" x 12'4" (4.46m x 3.76m)

With a UPVC window enjoying a lovely aspect, spotlighting, radiator, power points.



Bedroom Two

With two UPVC windows, spotlighting, radiator and power points.



Shower Room

8'9" x 5'0" (2.68m x 1.53m)

Fully tiled with spotlighting, tiled flooring, heated towel rail, walk in shower unit, low flush WC and hand wash basin.



Garden

An attractive lawned garden with plant and shrub borders. A beautiful place to sit out and enjoy the sights and sounds of the river.



Alternate View of Garden



Rear

