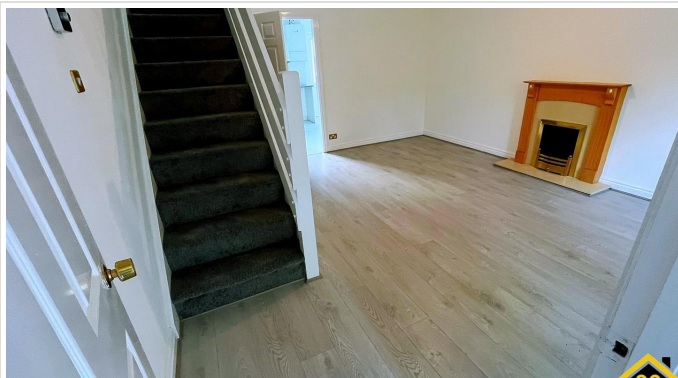
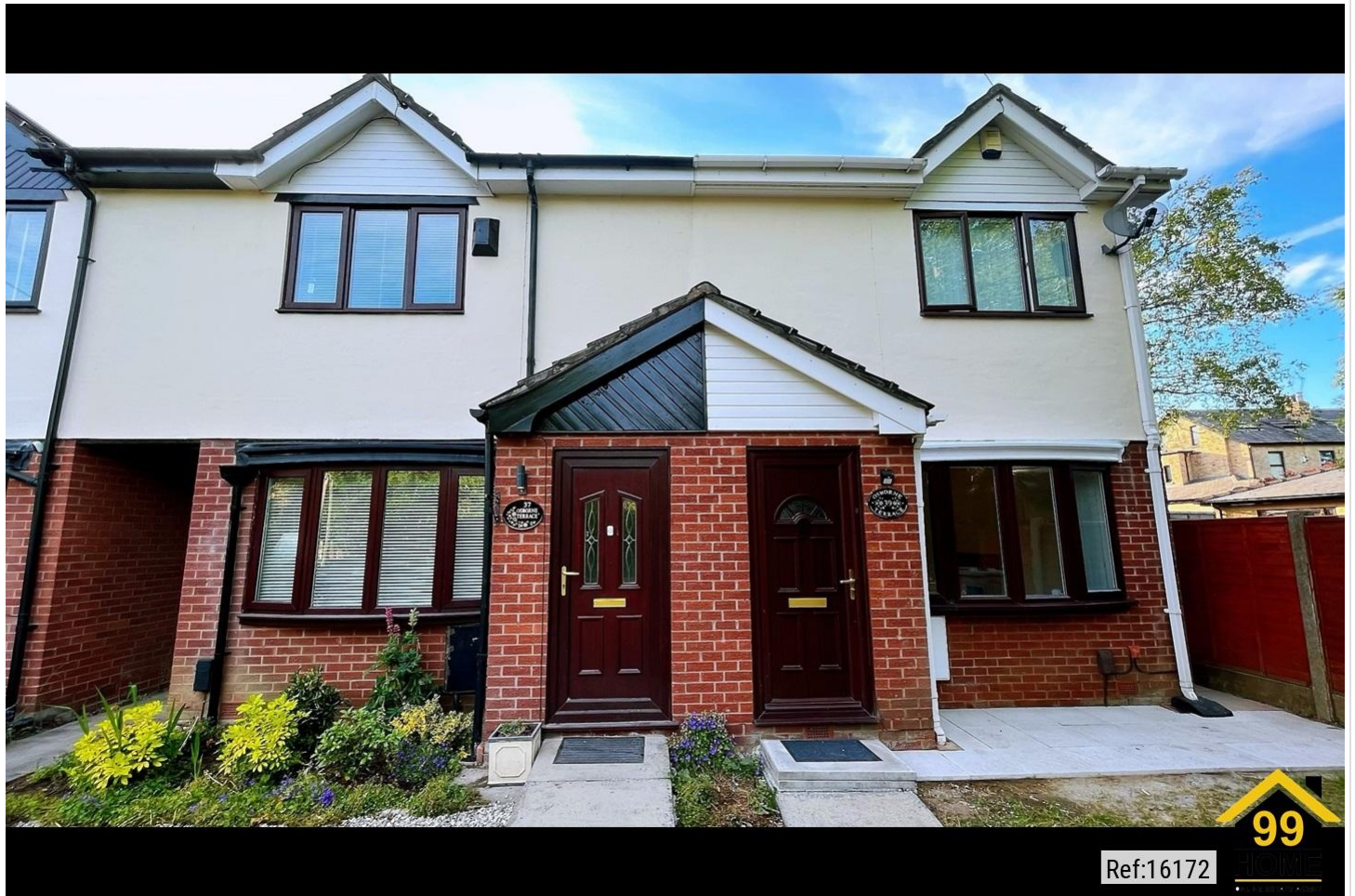


## 3 Bed End Of Terrace In Osborne Terrace, , Sale, M33 7TD

£400,000





## SHORT DESCRIPTION

Property Ref: 16172 We are pleased to present an exceptional end of terrace located at Osborne Terrace, Sale, M33. This wonderful residence boasts 3 bedrooms, 1 bathroom, and 1 living room, offering ample space for comfortable living. Additionally, it features a fully fitted kitchen, ideal for culinary enthusiasts, along with the convenience of a rear garden and allocated off-street parking. Positioned in a prime location, this property offers easy access to a range of local amenities and public transportation, ensuring convenience for residents. Its proximity to esteemed schools and a college enhances its appeal, providing families with access to excellent educational opportunities. This residence embodies the perfect blend of comfort, convenience, and quality living, making it an ideal choice for discerning individuals or families seeking a place to call home. END MEWS-STYLE HOUSE THREE BEDROOMS MODERN KITCHEN AND BATHROOM WALKING DISTANCE TO SALE CENTRE, METROLINK, AND CANAL DESIRABLE CUL-DE-SAC LOCATION Property Type: End of Terrace Full selling price: £400000.00 Pricing Options: Offers in the region of Tenure: Freehold Council tax band: C EPC rating: C Measurement: 849 sq. ft. Outside Space: Rear Garden Parking: Allocated, off-street Heating Type: Gas Central Heating, Double Glazing Chain Sale or Chain Free: Chain Free Possession of the property: Tenanted

3

Bed Room(s)

1

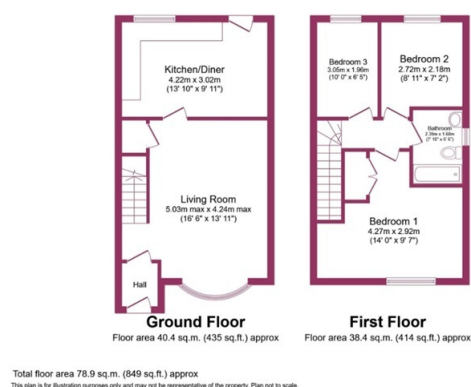
Bath Room(s)

1

Living Room(s)

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



## EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86   B
69-80	C	71   C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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