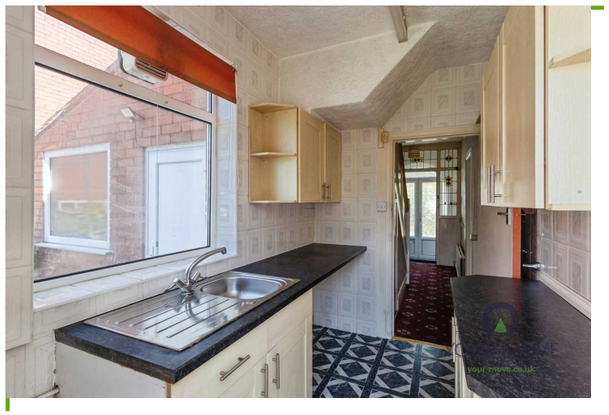
















Allen Close, Shaw, Oldham,
Greater Manchester, OL2

Asking Price: £240,000

Tenure: Leasehold

YOUR MOVE

your-move.co.uk

The Property Ombudsman

Allen Close, Shaw, Oldham, Greater Manchester, OL2

Asking Price: £240,000 Tenure: Leasehold

Council Tax Band: C
EPC Rating: D
Local Authority: Oldham Council

Other important information which you will need to know about this property can be found at your-move.co.uk

Space, privacy and potential — a home ready for its next chapter

A fantastic opportunity to acquire a spacious three-bedroom semi-detached home, offering well-proportioned accommodation, attractive garden, and excellent potential for those looking to create a home tailored to their own style. With generous living space, a driveway, attached garage, and a private rear garden, this property provides a superb foundation for a wide range of buyers.

Living Room
12' x 11'4" (3.66m x 3.45m)
Located at the rear of the property, the lounge is a spacious and inviting reception room featuring a bay window which allows plenty of natural light to fill the space. Offering comfortable proportions, it provides an ideal setting for relaxing and spending time with family.

Dining Room
13' x 10'10" (3.96m x 3.3m)
The separate dining room creates a bright and airy space ideal for family dining and entertaining guests. Its generous layout allows flexibility for a range of furniture arrangements.

Kitchen
9'5" x 5'11" (2.87m x 1.8m)
Situated towards the rear of the property, the kitchen offers a practical and functional space with access towards the garden. Providing a great foundation for personalisation, it offers the opportunity to create a modern kitchen tailored to individual tastes.

Bedroom 1
13'3" x 10'4" (4.04m x 3.15m)
A spacious double bedroom offering plenty of room for furnishings and creating a comfortable personal retreat. The generous proportions provide excellent potential to make this a relaxing and stylish space.

Bedroom 2
12'3" x 9'5" (3.73m x 2.87m)
A second well-sized double bedroom providing versatile accommodation, ideal for family members, guests, or those requiring additional space.

Bedroom 3
7'10" x 6'6" (2.4m x 1.98m)
A useful third bedroom offering flexibility for a child's room, guest bedroom, or home office, adding to the practicality of the property.

Family bathroom
7'5" x 6'9" (2.26m x 2.06m)
The first floor is completed by a family bathroom serving all three bedrooms, providing a convenient and practical space for everyday use.

Rear garden
The property benefits from a private, non-overlooked rear garden offering a peaceful outdoor space with excellent potential. Ideal for relaxing, entertaining, or enjoying time outdoors, the garden provides a valuable extension of the home.

Garage and driveway
A private driveway provides off-road parking and leads to the attached garage, offering additional storage space and further practicality for modern family living.

Area and local amenities
Situated in the popular area of Shaw, Oldham, this property occupies an excellent position within a well-established residential neighbourhood, offering a fantastic balance of convenience and community living. A wide range of local amenities are within easy reach, including shops, supermarkets, cafés, restaurants, and everyday services, while Shaw town centre is just a short distance away. The property is also well placed for local schools, making it an ideal choice for families seeking a convenient and well-connected location.
For those who enjoy outdoor pursuits, the property benefits from being close to a variety of parks and countryside areas. Dunwood Park is nearby, offering attractive green spaces, walking routes, and recreational facilities, while the scenic landscapes of Crompton Moor and the wider Saddleworth countryside are easily accessible. The location provides the perfect combination of suburban convenience with the opportunity to enjoy the outdoors.

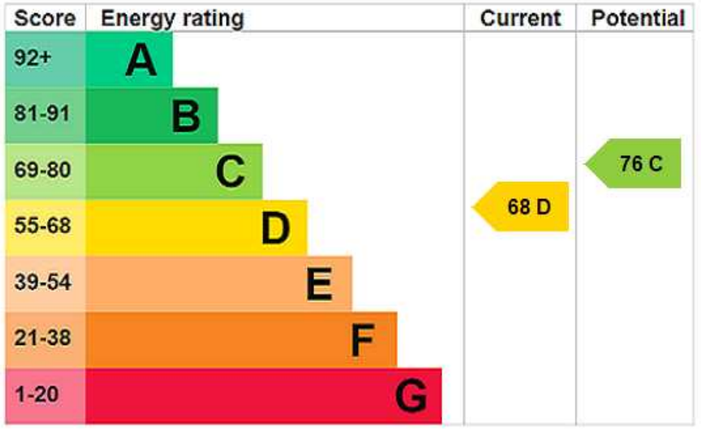
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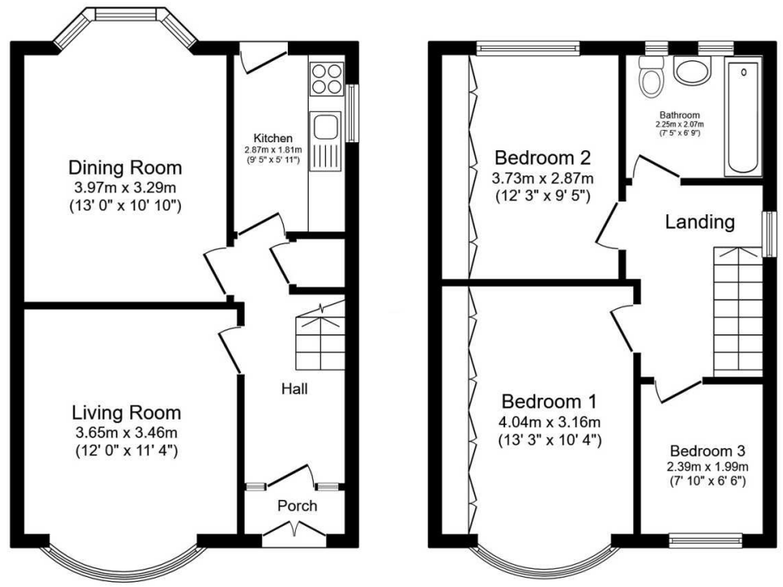
All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



For full EPC please contact the branch.



Total floor area 164.2 sq.m. (1,768 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Your Move. Powered by www.focalagent.com