



- Exclusive Over 55's Development
- True Bungalow Set on a Desirable Corner Plot
- Lounge
- Impressive Fitted Kitchen
- Modern Shower Room
- Two Double Bedrooms
- Gardens/Driveway
- Fully Modernised Throughout

## 11 Sharples Hall Fold, Bolton, BL1 7EH

### The Property

Exclusively for the over 55's this two bedroom semi detached true bungalow has recently been fully renovated throughout to a high specification, just waiting for its next owners to unpack and start to enjoy. Perfect for anyone looking for living accommodation arranged over one floor. Set in an enviable corner position of the development, it provides a driveway to the front for two vehicles.

### Step Inside

Into your entrance hallway, you'll notice the beautiful Oak internal doors giving access to each room in the bungalow. Straight down the hallway is your spacious lounge, a feature electric fire creates a real focal point as you enter the room and French doors lead out to the rear flagged patio, the kitchen is extremely impressive, featuring dove grey high gloss wall and floor units including Bosch oven, induction hob and a contemporary style extractor hood above, plus a built in microwave and plumbed for your washing machine. The two bedrooms are both good sized double bedrooms and a modern 3 piece shower room completes the accommodation, the shower enclosure features body jets, a ceiling rainfall shower head and a lower level shower head with a flexible hose, you can also listen to your favorite music through the inbuilt speakers. there is a vanity wash basin, low level wc with a concealed flusher, chrome heated towel rail and its been stylish fully wet walled, there is an extractor fan and spotlights.

### Outside

There is a flagged patio, perfect to position your garden furniture and BBQ to sit and relax. Lawned gardens and space for a storage unit. A driveway to the front provides parking.

Internal inspection highly advised!

**£190,000**



## Entrance Hallway



## Lounge



## Impressive Kitchen



## Bedroom 1



## Bedroom 2



## Modern Shower Room



## Outside



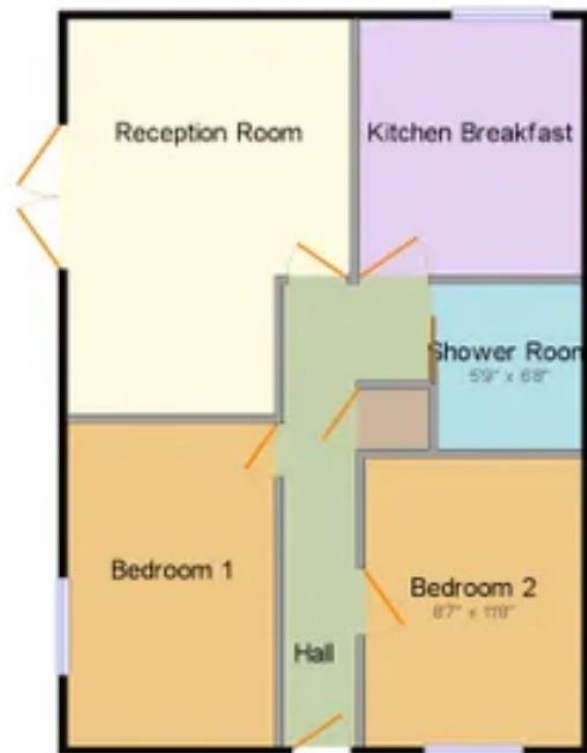


### Additional External Pictures



### Agents Notes

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Ground Floor