



*Greenmount Close*  
Greenmount



**Miller Metcalfe**  
PRESTIGE

SINCE 1891

STUNNING EXECUTIVE HOME, OFFERING TASTEFUL AND STYLISH INTERIOR THROUGHOUT!

We are delighted to be marketing this beautiful home which surely ticks all the boxes for modern family living.

Set on a private plot with a paved driveway to the front providing off road parking and a substantial well-manicured mature garden to the side and rear. The property is situated on a highly regarded cul-de-sac in the sought after location of Greenmount.

Within walking distance to popular schooling and local shops. Ramsbottom centre is close by with many shops, bars, restaurants and amenities. The motorway network can also be



## Ground Floor

The property opens into an inviting hallway with stairs leading to the first floor. There are two good sized reception rooms, both tastefully decorated. The family kitchen is the hub of the home, with doors onto the garden, a range of unit and many high quality fitted appliances. There is also a separate utility room and ground floor WC.

## First Floor

There are five bedrooms in total, the master with an en-suite shower room. The remaining rooms are serviced by an impressive family bathroom with free standing bath and walk in shower.

## Grounds

The property sits on a well-proportioned private plot. To the front there is a large driveway allowing off road parking for multiple vehicles leading to an integral garage. To the rear is a beautiful well-manicured garden with patio areas, lawn space and planted borders.

## Tenure

Freehold

## Council Tax

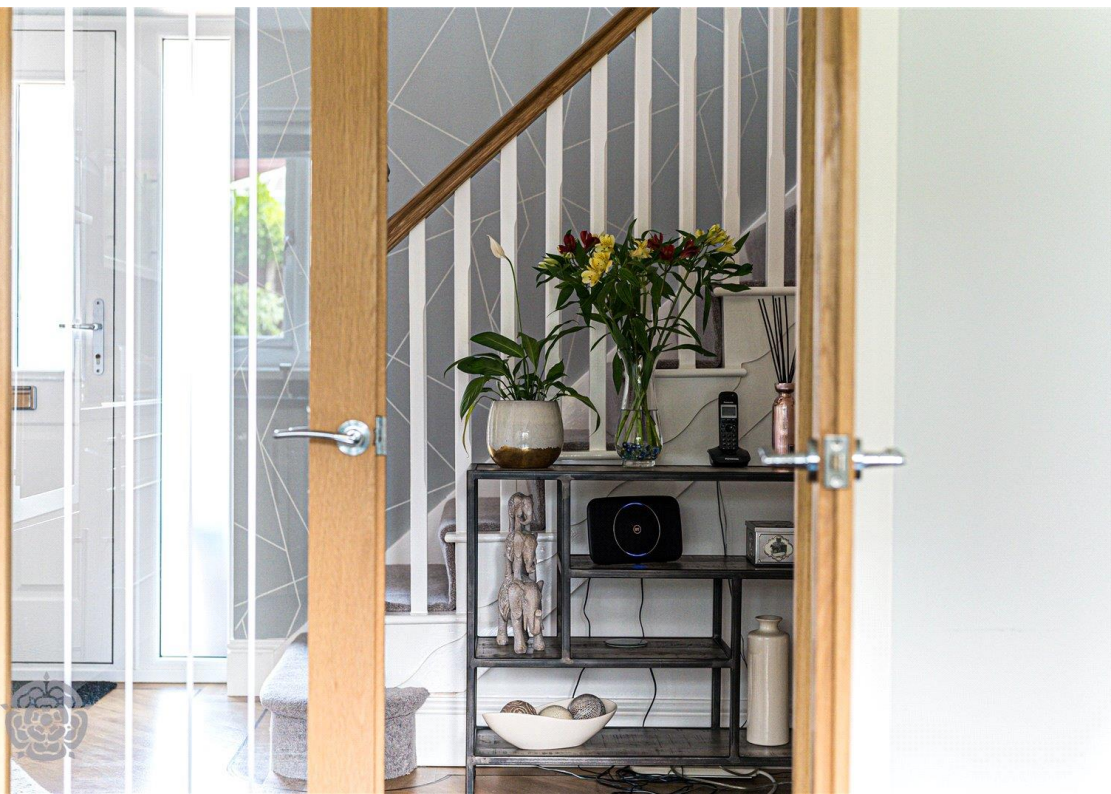
Bury  
Band: G  
Annual Price: £3,454

## Flood Risk

Very Low

## Mobile Coverage



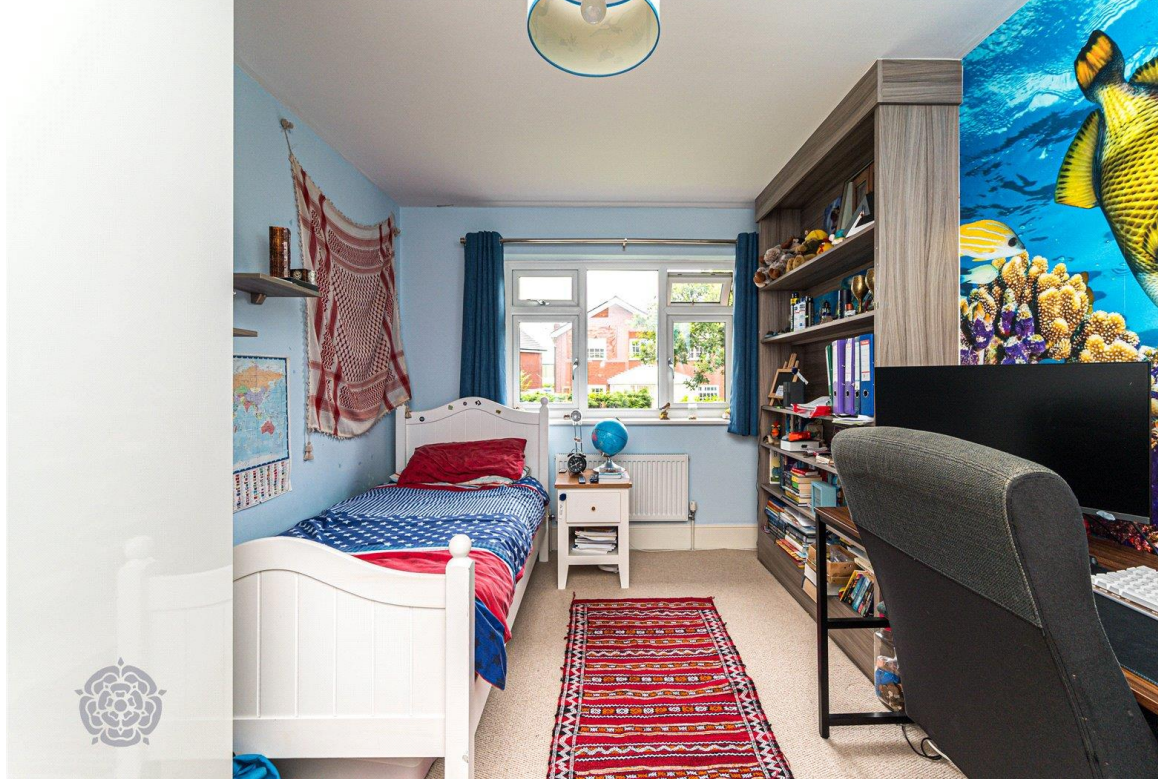
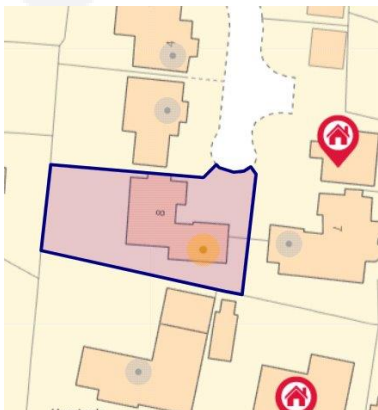


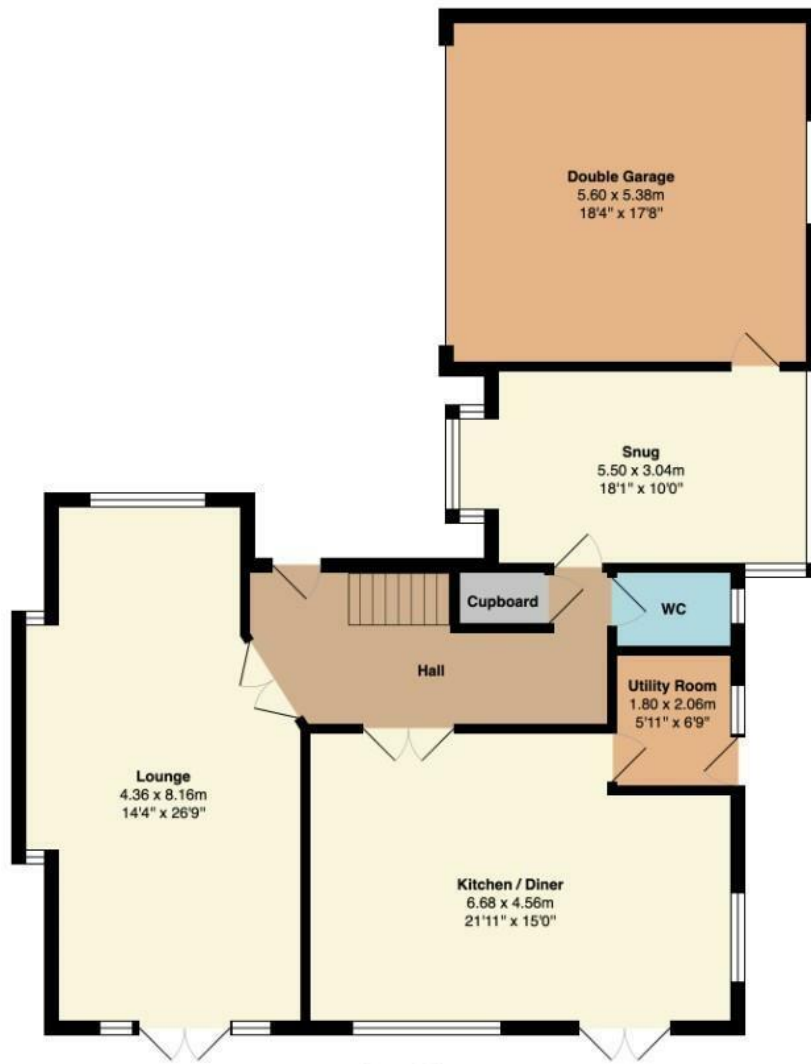


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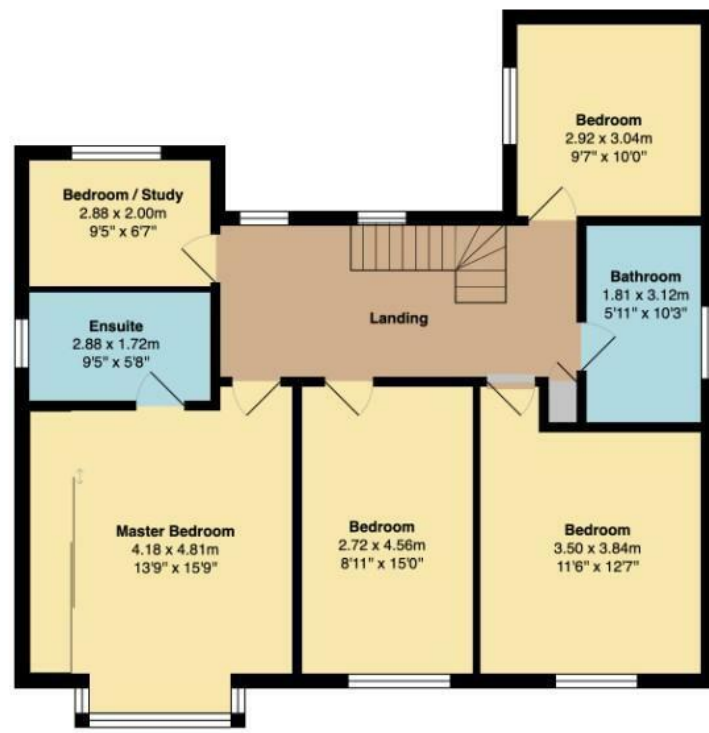


EPC Rating - D





**Ground Floor**  
Area: 128.1 m<sup>2</sup> ... 1379 ft<sup>2</sup>



**First Floor**  
Area: 89.8 m<sup>2</sup> ... 966 ft<sup>2</sup>

**Total Area: 217.9 m<sup>2</sup> ... 2345 ft<sup>2</sup>**

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.