



Norton Street  
Bolton

**Miller Metcalfe**  
Every step of the way



# Norton Street

Bolton

Terraced  3  1 EPC Rating - D

\*\*\* FOR SALE VIA MODERN METHOD OF AUCTION, STARTING BID £90,000 PLUS RESERVATION FEES \*\*\*

A great opportunity to purchase a mid-terraced property in need of modernisation. Situated within easy reach of the many local amenities including ASDA superstore and local schools. The property is being offered for sale with no onward chain.

Accommodation briefly comprising entrance vestibule, lounge, dining room, kitchen, and ground floor bathroom. Rising to the first floor are three bedrooms. Outside there is a rear yard.

LOCAL AUTHORITY  
Bolton

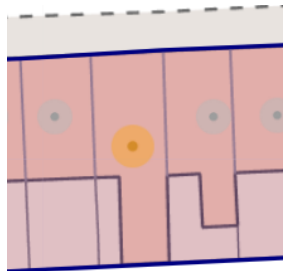
COUNCIL TAX  
Band: A  
Annual Approx Price: £1,306

FLOOD RISK  
Very low

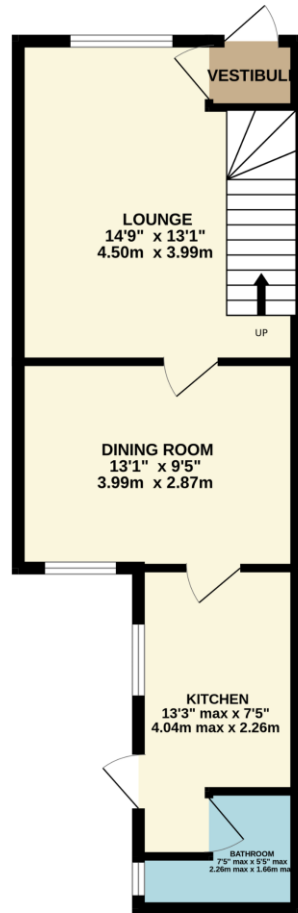
MOBILE COVERAGE  
EE - Average  
Vodafone - Average  
Three - Average  
O2 - Average

BROADBAND  
Basic - 16 Mbps  
Superfast - 80 Mbps  
Ultrafast - 1000 Mbps

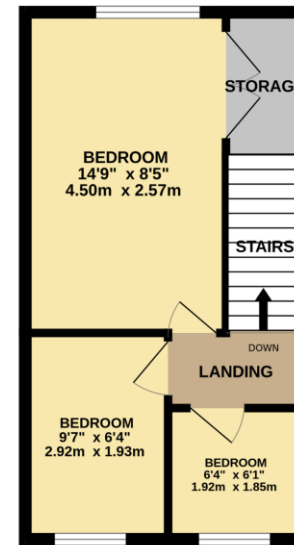
SATELLITE / FIBRE TV AVAILABILITY  
BT - Yes  
Sky - Yes  
Virgin - Yes



GROUND FLOOR  
431 sq.ft. (40.0 sq.m.) approx.



1ST FLOOR  
315 sq.ft. (29.3 sq.m.) approx.



TOTAL FLOOR AREA : 746 sq.ft. (69.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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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.

A fabulous estate agency. Very knowledgeable about the local area and got me a buyer in record time!

Can't thank you all enough.

Sally - Google -



Helped to sell our house within two weeks!

Brilliant quality, great communication and very helpful!

Amy - Google -



Would highly recommend Miller Metcalfe.

Exceptionally helpful staff, they couldn't have been more helpful and accommodating.

Lucy - Google -



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*Every step of the way*