

Lot 252

**12 Alwin Road, Shaw, Oldham,
Lancashire, OL2 7YD**

**Upon
instruction of**

AMG

- **Leasehold semi detached house**
- **53 years remaining on the lease**

Location:

The property is located on Alwin Road. Shopping amenities can be found locally within Oldham Town Centre to the south and Rochdale Town Centre to the north west. Public transport links are available at Shaw and Crompton Train Station to the south east and Newhey Train Station to the north along with a network of local bus services serving the surrounding areas. The property is served by road links including the M63 to the north and A672 to the east. Recreational pursuits can be found at High Crompton Park to the west.

Accommodation:

First floor: Two bedrooms, bathroom/wc

Ground floor: Reception room, kitchen

Outside:

EPC Rating: C

Council Tax Band: A

Lease:

Held on a lease for a term of 99 years from 13/10/1980.

To view:

Strictly by arrangement with the auctioneers.



All enquiries Ref: Emma Hughes