



**Mill Fold Road**  
Middleton, , M24 1DF

- RIVERSIDE LOCATION
- PLANNING PERMISSION
- 3 DWELLING
- CASH BUYERS ONLY

**Guide Price £130,000**  
EPC Rating 'TBC'





## Property Description

Town centre and within the boundary of Alkrington, which is important for school catchment, a rare opportunity to acquire a piece of land with full planning permission for three houses. The location is tucked away, overlooking Wince Brook, towards the town centre.

Because of the embanked riverside setting the land will require piling and we hold a provisional quote that our clients obtained for the purpose. The pricing has been made competitive to cover all contingencies and cash offers only, with proof of funds, be considered along with an early completion date.







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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements