



*Jordan fishwick*

5 Dovecote Mews, Chorlton, M21 9HN

Guide Price £550,000

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### The Property

\*\*\*NO CHAIN\*\*\* A simply delightful THREE BEDROOM SEMI DETACHED BUNGALOW located on a quiet residential CUL-DE-SAC just off Chorlton Green. This splendid property offers 900sqft of spacious, light lateral accommodation and will prove ideal for those looking to downsize while remaining in a central Chorlton location. The property is only a short stroll from all local amenities, the vibrant scene of Beech Road with its array of independent shops, cafes and restaurants, Chorlton Ees and further benefits from a sunny WESTERLY FACING GARDEN as well as a DRIVEWAY providing off road parking. The accommodation briefly comprises: covered porch, spacious entrance hallway, 18ft lounge/dining room, kitchen, conservatory, utility room, study, three good sized bedrooms and shower room fitted with a modern three piece suite. The loft space has been boarded providing ample storage space and can be easily accessed via a drop down ladder. Externally to the front of the property there is a block paved driveway providing off road parking while to the rear, a well maintained Westerly facing garden features a large block paved patio area and well stocked raised beds with brick boundaries. Both double glazing and gas central heating have been installed and an internal viewing is most highly recommended. Sold with no onward chain. Council Tax: D

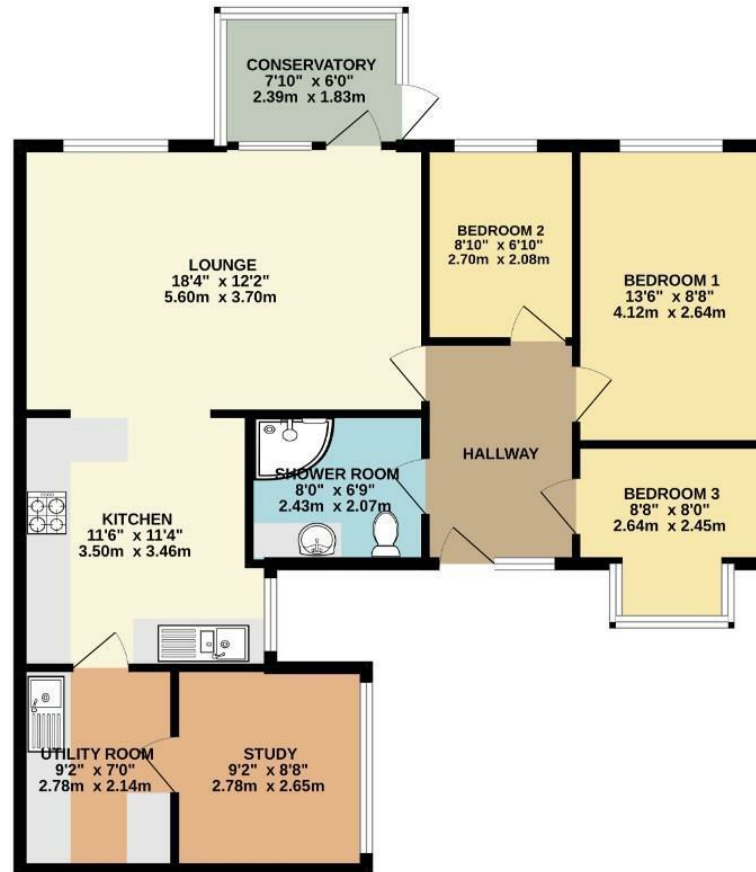
- NO CHAIN
- Three bedroom semi detached bungalow
- Quiet residential CUL-DE-SAC
- Sought after Chorlton Green location
- 900sqft spacious lateral accommodation
- Walking distance to all local amenities, Beech Road and Chorlton Ees
- Westerly facing garden
- Driveway providing off road parking
- Ideal for those looking to downsize while remaining in a central Chorlton location
- Council Tax: D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 



GROUND FLOOR  
900 sq.ft. (83.6 sq.m.) approx.



TOTAL FLOOR AREA: 900 sq.ft. (83.6 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
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