



jordan fishwick

Flat 2, 20 Zetland Road, Chorlton, M21 8TH

Guide Price £295,000



The Property

Positioned on one of Chorlton's most highly regarded roads is this superbly presented TWO DOUBLE BEDROOM APARTMENT which occupies the entire FIRST FLOOR of a stunning converted period property. This delightful apartment will prove ideal for a range of buyers with spacious, light accommodation throughout and is conveniently placed within easy reach of all local amenities and transport links in Chorlton Village as well as being only a short stroll from the vibrant scene of Beech Road. The accommodation briefly comprises: communal entrance hallway with stairs to first floor landing, entrance hall, 24ft open plan living/dining/kitchen with large bay window and original coving, two good sized bedrooms and bathroom fitted with a modern four piece suite. Both double glazing and gas central heating have been installed. Externally, to the rear of the development there is a residents car park providing off road parking. An internal viewing is most highly recommended. Internal viewing is strongly recommended. Council Tax: A. EPC: D

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Chorlton, Manchester,
M21 8TH**

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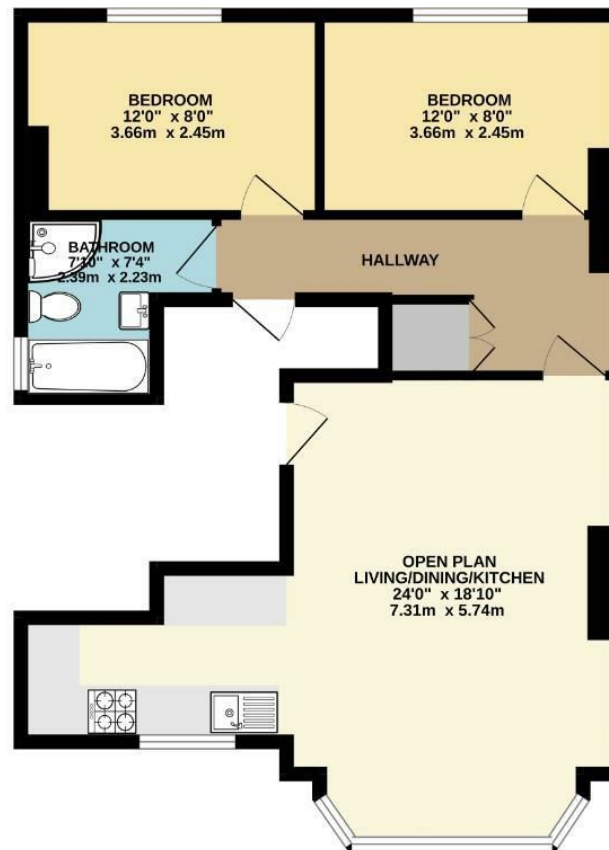
- Superbly presented first floor apartment
- Two good sized bedrooms
- 24ft open plan living/dining/kitchen
- Highly regarded road in central a Chorlton location
- Walking distance to all local amenities, parks and Beech Road
- 0.2 miles to the Metrolink (Chorlton)
- Ideal for young couple/family or first time buyers
- Off road residents parking + secure bike storage
- Leasehold - share of the freehold
- Council Tax: A. EPC: D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



GROUND FLOOR
625 sq.ft. (58.1 sq.m.) approx.



TOTAL FLOOR AREA: 625 sq.ft. (58.1 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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