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257 Manley Road, Chorlton, M21 0RE

Guide Price £475,000

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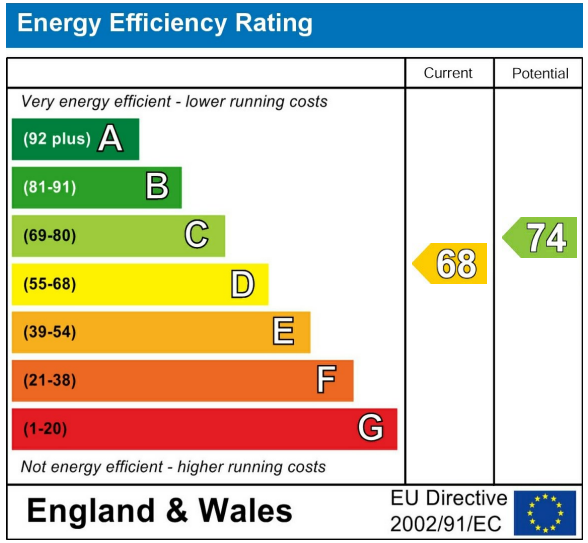
The Property

A simply delightful THREE DOUBLE BEDROOM SEMI DETACHED 1930S PROPERTY located on a well regarded road ideally placed for all local amenities and transport links. This splendid property offers spacious and light accommodation, ideal for a couple or family and benefits from a SOUTH FACING REAR GARDEN as well as a DRIVEWAY providing ample off road parking. MANY ORIGINAL FEATURES have been retained and the property is located only a short stroll from Chorlton Village, multiple local schools and parks plus the Metro is less than half a mile away providing fast access to both the city centre and nearby airport. The accommodation briefly comprises: covered porch, entrance hallway, sitting/dining room with large bay window, spacious lounge with French patio doors opening to the rear garden, extended kitchen. To the first floor there are three good sized bedrooms, both the main and second featuring original cast iron fireplaces and bathroom, recently refitted with a modern four piece suite with whirlpool bath. Both double glazing and gas central heating have been installed throughout. Externally, to the front of the property a block paved driveway provides ample off road parking. To the rear, a fenced and enclosed garden enjoys a sunny southerly aspect and has been mainly laid to lawn plus there are large, well stocked beds with an array of mature plants and shrubs. An internal viewing is most highly recommended.

- Delightful semi detached 1930s property
- Three double bedrooms + two reception rooms
- South facing rear garden
- Driveway providing off road parking
- Many original features retained
- Well placed for all local amenities, schools and parks
- Short stroll from Chorlton Village and the Metro
- Ideal for a couple or family
- Council Tax: C. EPC: D



GROUND FLOOR
531 sq.ft. (49.3 sq.m.) approx.

1ST FLOOR
434 sq.ft. (40.4 sq.m.) approx.

TOTAL FLOOR AREA : 965 sq.ft. (89.7 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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