

jordan fishwick

WEST DIDSBURY
Craigmore Avenue



Craigmore Avenue, West Didsbury, M20 2ZL

Guide Price £325,000







The Property

A solid, traditional 1950's built three bedroom semi detached home in a sought after WEST DIDSBURY location, offered with NO ONWARD CHAIN, multi car driveway, parking and a detached garage.

Perfectly positioned on a quiet residential street within the catchment area for highly desirable schools, this bright, move in ready home has the River Mersey and riverside walks on the doorstep, whilst sitting just a short stroll to Burton Road's independent bars, shops, cafe's, Metrolink stops and major commuter links. Offering versatile space and low maintenance living, it is an ideal fit for first time buyers, growing families or those looking to downsize.

Built to generous proportions typical of the 1950's, the ground floor welcomes you into a bright impressive 16'10" living room with a feature fireplace. Double glazed French doors lead you seamlessly into a 9'11" conservatory, creating over 26ft of living space. The modern fitted kitchen offers a comprehensive range of units and plenty of workspace, complimented by a separate utility and handy downstairs WC. Upstairs, the landing and three well proportioned bedrooms enjoy wonderful natural light throughout the day, served by a modern family bathroom with fitted white suite.

Externally, the property stands out from the crowd with a private driveway providing off road parking for multiple vehicles with an adjoining lawned garden and enclosed rear paved courtyard. In addition there is also a detached garage.

Directions

M20 2ZL



- Solid 1950's built traditional semi-detached home
- Ideal for first time buyers, families or downsizers
- Within the catchment for highly desirable schools
- Sought after West Didsbury location with River Mersey walks on the doorstep
- Easy walking distance to Burton Road, Metrolink stops and commuter links
- Spacious 16'10" living room opening into a 9'11" conservatory
- Modern fitted kitchen plus separate utility room and downstairs WC
- Bright, light first floor with three well proportioned bedrooms
- Rare multi car driveway and detached garage
- Low maintenance rear courtyard and front garden

Postcode - M20 2ZL

EPC Rating - D

Floor Area - 1040.00 sq ft

Local Authority - Manchester City Council

Council Tax - A









GARAGE
118 sq.ft. (10.9 sq.m.) approx.

GROUND FLOOR
517 sq.ft. (48.1 sq.m.) approx.

1ST FLOOR
405 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA : 1040 sq.ft. (96.6 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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