



*jordan fishwick*

**BURNAGE**  
Blackthorn Avenue



## Blackthorn Avenue, Burnage, M19 1FT

Offers Over £275,000



### The Property

A traditional, three bedroom, semi detached property offering fantastic potential, with a generous plot and a great location, forming part of a small cul-de-sac overlooking a circular green at the front. The living space requires an element of modernisation, but does benefit from uPVC double glazed windows and gas central heating. In outline, Entrance hall, lounge, separate dining room, kitchen and storage cupboards on the ground floor, with the first floor providing three bedrooms, bathroom and separate WC. The property enjoys gardens to three sides and a stone chipped driveway to the front. The property could be comfortably extended, subject to the required consent. \*No Onward Chain\*

### Directions

M19 1FT



- Traditional semi detached
- Fantastic potential
- Generous plot
- Gardens to three sides & driveway
- Three bedrooms
- Two separate receptions
- uPVC double glazing
- Gas central heating
- Cul-de-sac location
- No onward chain

Postcode - M19 1FT

EPC Rating - C

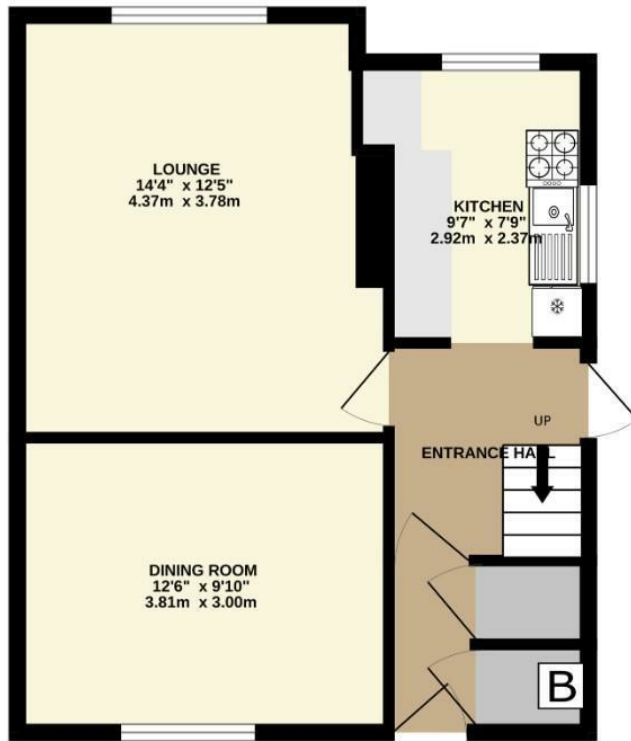
Floor Area - 896.00 sq ft

Local Authority - Manchester City Council

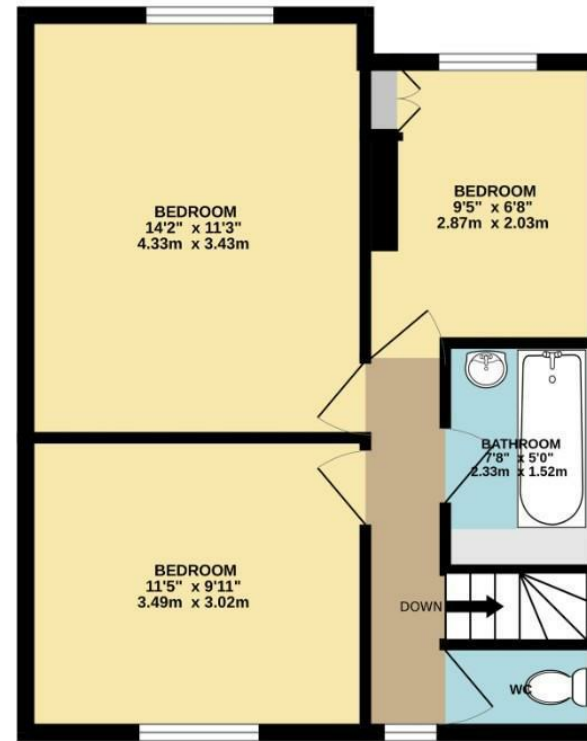
Council Tax - B



GROUND FLOOR  
448 sq.ft. (41.6 sq.m.) approx.



1ST FLOOR  
448 sq.ft. (41.6 sq.m.) approx.



TOTAL FLOOR AREA : 896 sq.ft. (83.2 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

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