



*jordan fishwick*

**MANCHESTER**  
117 Nell Lane



## 117 Nell Lane, Manchester, M20 2DU

£245,000



### The Property

Well presented two double bedroom, two bathroom, ground floor apartment enjoying an ideal location within a gated development which is just a 'short stroll' from the ever popular West Didsbury village and the array of bars and restaurants off Burton Road. In outline:- Communal entrance hall with a lift to all floors, private entrance hall with cloaks space and useful storage, open plan living/kitchen with integrated appliances, master bedroom with en-suite shower room and ample fitted storage, second double bedroom and family bathroom with white suite. Externally there are well maintained communal grounds and electronic gated access to allocated private parking and locked bike stores too. \*NO ONWARD CHAIN\*

### Directions

M20 2DU



- Ground floor apartment
- Two double bedrooms
- Bathroom & en-suite
- Open plan living/kitchen
- Integrated appliances
- Gated development
- Double glazed windows
- West Didsbury location
- Allocated parking
- NO ONWARD CHAIN

Postcode - M20 2DU

EPC Rating - D

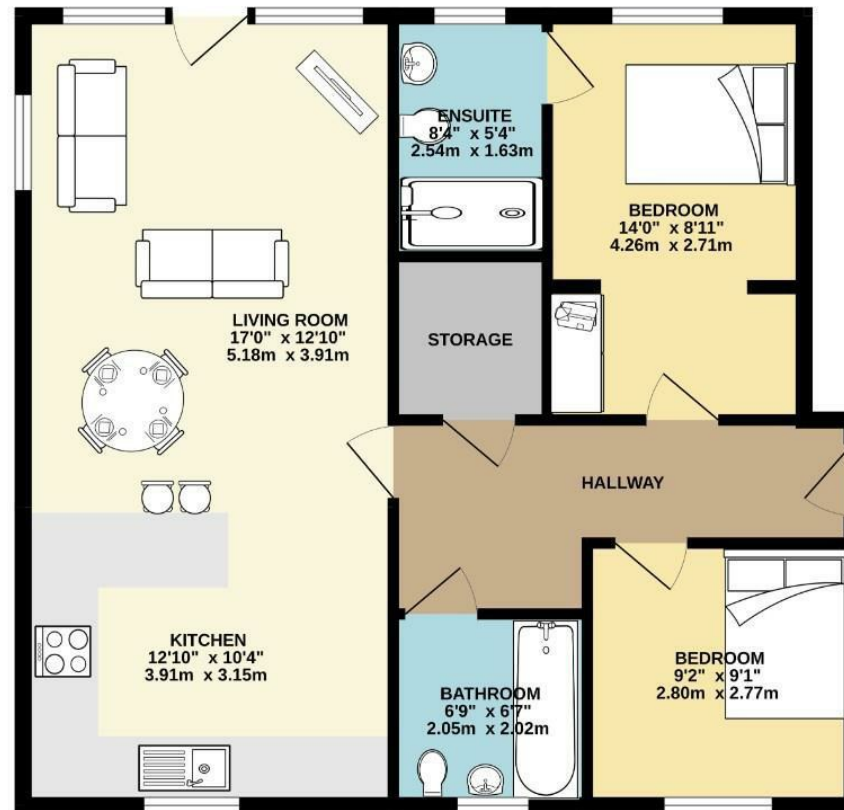
Floor Area - 760.00 sq ft

Local Authority - Manchester City Council

Council Tax - D



GROUND FLOOR  
760 sq.ft. (70.6 sq.m.) approx.



TOTAL FLOOR AREA: 760 sq.ft. (70.6 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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