



jordan fishwick

DIDSBURY
Lidgate Grove



Lidgate Grove, Didsbury, M20 6TS

Guide Price £495,000



The Property

A delightful Victorian terrace cottage enjoying a secluded and yet most convenient location which is just a short stroll from the centre of Didsbury Village, with numerous noteworthy features including extended living space and a superb south westerly facing patio & garden extending to approximately 100ft.

In outline:- Canopy porch, through lounge/dining room extending over 25ft with square bay window, extended breakfast kitchen with a comprehensive range of units and central island, two generous double bedrooms and the bathroom which extends over 14ft with a four-piece suite.

In addition, there is gas central heating (new boiler in 2024), double glazed windows and an enclosed flagged courtyard to the rear.

Directions

M20 6TS



- Delightful Victorian terrace
- Extended living space
- Superb garden around 100ft
- Ideal village location
- Lounge/dining room over 25ft
- Comprehensively fitted breakfast kitchen
- Two double bedrooms
- Bathroom over 14ft
- Double glazed windows
- Gas central heating (new boiler in 2024)

Postcode - M20 6TS

EPC Rating - D

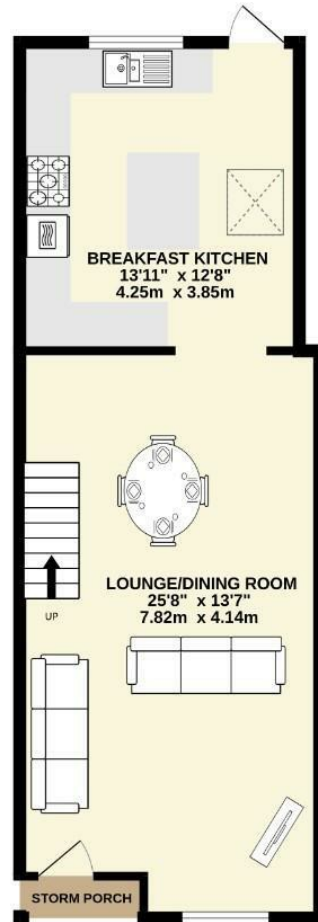
Floor Area - 934.00 sq ft

Local Authority - Manchester City Council

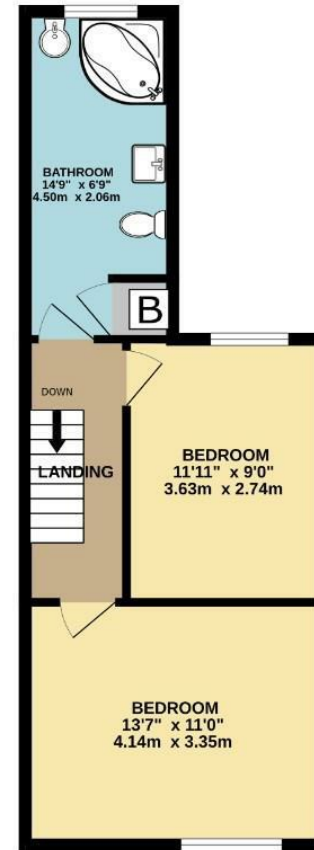
Council Tax - D



GROUND FLOOR
525 sq.ft. (48.7 sq.m.) approx.



1ST FLOOR
409 sq.ft. (38.0 sq.m.) approx.



TOTAL FLOOR AREA: 934 sq.ft. (86.8 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

757-759 Wilmslow Road, Didsbury Village, Manchester

0161 445 4480

didsbury@jordandfishwick.co.uk
www.jordandfishwick.co.uk