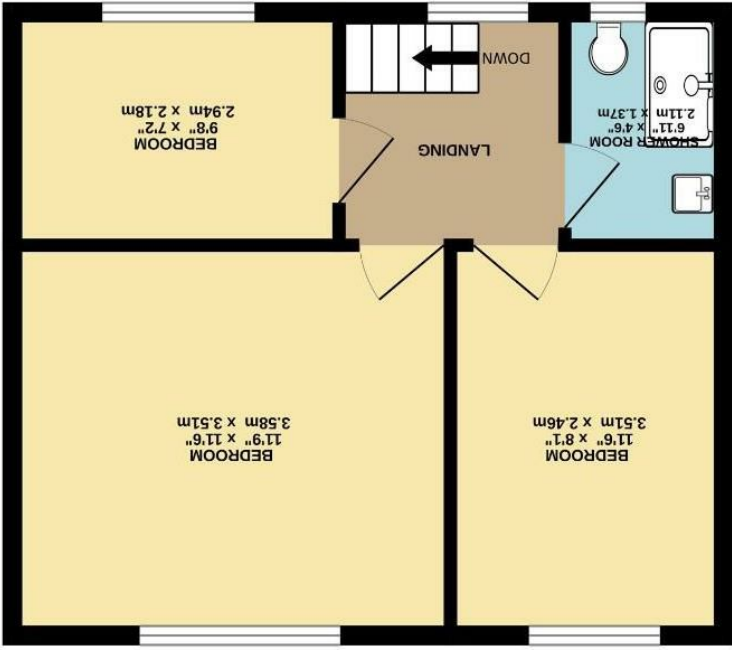


Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

TOTAL FLOOR AREA : 771 sq.ft. (71.6 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
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1ST FLOOR  
386 sq.ft. (35.8 sq.m.) approx.



GROUND FLOOR  
386 sq.ft. (35.8 sq.m.) approx.





Mouldsworth Avenue,  
Withington M20 1GR

£300,000



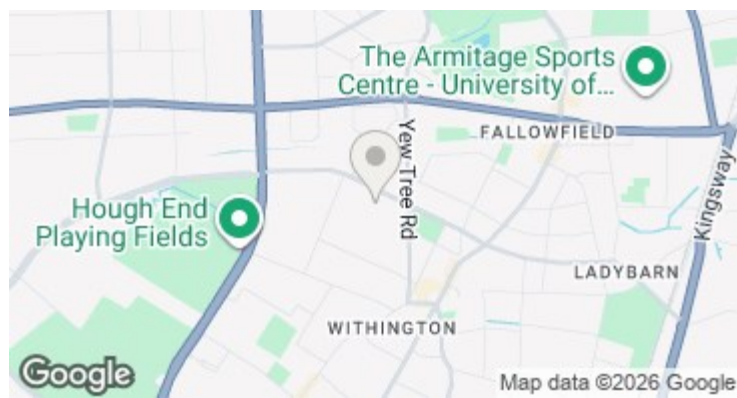
### The Property

A stunning three bedroom semi detached property, situated in a popular residential area with easy access to Withington and West Didsbury, offering an excellent range of amenities including Metro station, popular bars and shops. 771sq ft. The property boasts a traditional farmhouse aesthetic and comprises an entrance hallway, a spacious living room with exposed brick, a log burner and French doors leading to the rear garden, as well as a dining kitchen with ample cupboard and worktop space, a downstairs w/c and storage cupboard. To the first floor are three well-proportioned bedrooms, and a modern shower room.

Externally the property benefits from a lawned area to the front, along with a large private lawned garden to the rear.

### Directions

M20 1GR



- Three bedroom semi detached
- Popular residential location
- Close to amenities
- Farmhouse style aesthetic
- Large rear garden
- Modern shower room
- Gas central heating
- Double glazing
- Downstairs WC
- Well proportioned bedrooms

Postcode - M20 1GR

EPC Rating - D

Floor Area - 771.00 sq ft

Local Authority - Manchester City Council

Council Tax - A

