jordan fishwick

Apt 33 Walker House, Elmira Way, Salford, M5 3DU

EWS1 AVAILABLE. Jordan Fishwick are pleased to offer for sale this lovely 3rd floor two bedroom apartment which benefits from spacious hallway, living room with dining area and Juliet balcony, open plan modern kitchen with dishwasher, oven, hob, and washing machine. The master bedroom has an with en-suite and second double bedroom. Attractive shower room with walk in shower and wash hand basin. Newly laid LVT Flooring and electric heaters. Parking included. MORTGAGE BUYERS INVITED.

Price £170,000

Viewing arrangements
Viewing strictly by appointment through the agent
245 Deansgate, Manchester, M3 4EN 0161 833 9499 opt 3

Entrance Hall
Storage cupboard with hot water system. Access to all rooms

Living Room
12'3" x 9'9"
Newly laid LVT flooring with a Juliet balcony, electric heater and t.v point. Open plan to-

Kitchen
12'10" x 9'6" max
The kitchen has wall and base units with oven, hob, extractor hood, dishwasher and washer. Contrasting worktop with sink unit.

Bedroom One
13'11" x 9'6"
Two double glazed windows and electric heater

En-Suite
Walk in shower cubicle, wash hand basin, w.c and chrome heated towel rail.

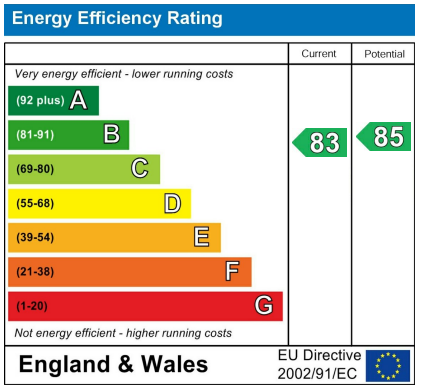
Bedroom Two
15'3" x 8'6"
Double glazed window and electric heater

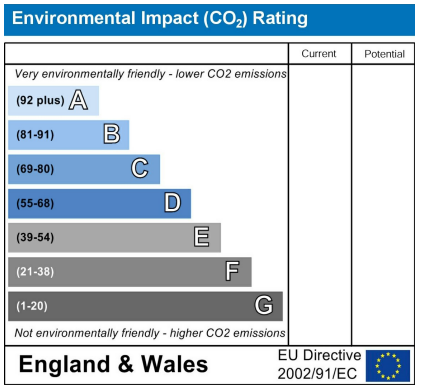
Shower Room
7'1" x 8'4"
Walk in full shower with glass screen, vanity wash hand basin and w.c. Tiled walls and chrome heated towel rail.

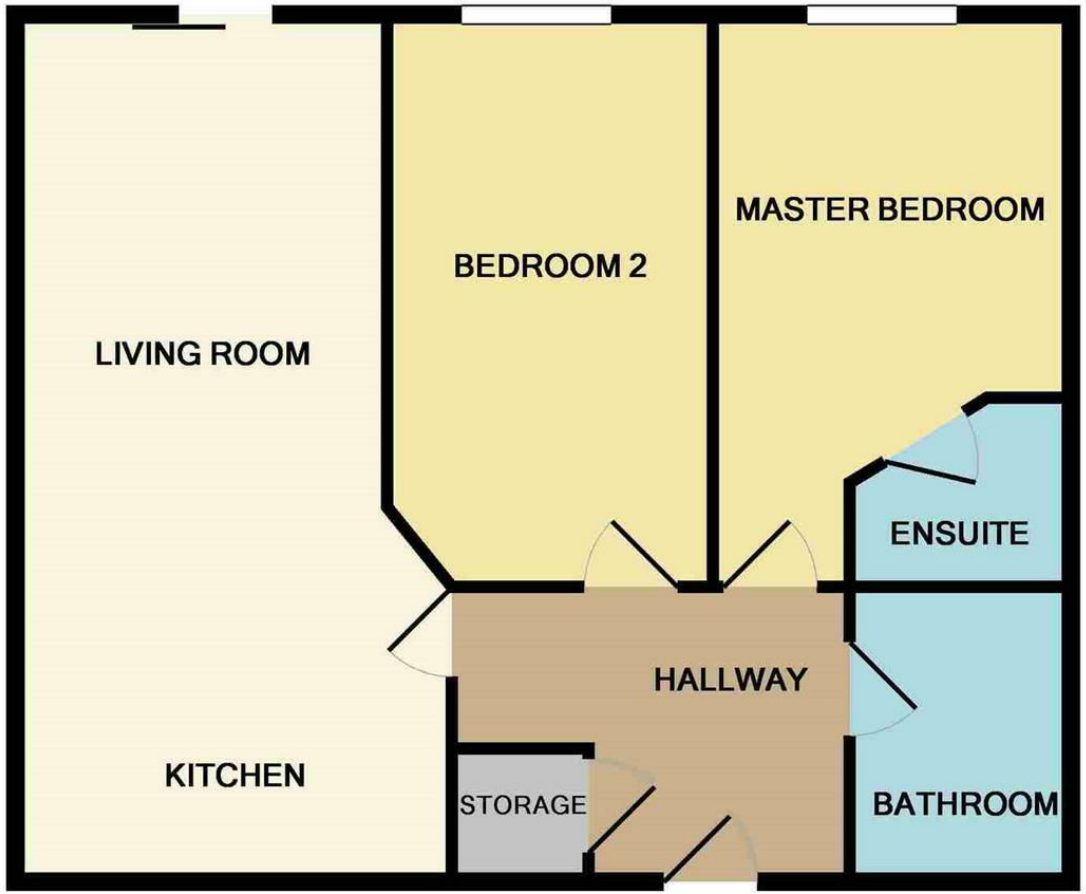
Externally
Gated parking within the complex with additional visitor parking.
Permit based parking.

Additional Information
Service Charges £2008.32p Pa
Lease 150 Years From 2003
Ground Rent £406.58p
Ground Rent Review TBC
Building Managed By Trinity

Agents Notes
To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.







Measurements are approximate. Not to scale. Illustrative purposes only
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