



20 Fairwood Road, Manchester, M23 9JR

£500,000

www.jordanfishwick.co.uk





Jordan fishwick

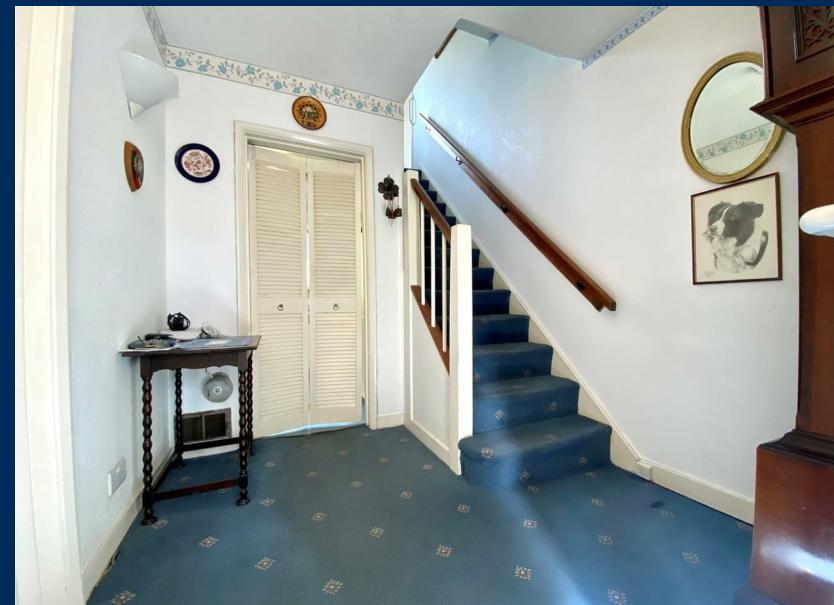
- No Chain
- Front & Rear Gardens
- Close to Motorway Network
- Council Tax Band E
- Four Double Bedrooms
- Integral Garage
- Close to Shops & Amenities
- Freehold

Fantastic opportunity to acquire a FOUR DOUBLE bedroom DETACHED family property with front and rear gardens, being sold with NO CHAIN!

The well balanced accommodation briefly comprises; porch, entrance hall, open plan lounge/dining room, kitchen/breakfast room, utility room, downstairs W.C and integral garage. To the first floor there are four generously sized double bedrooms, a shower room and ladder access to boarded loft space with skylight window.

Externally there are mature gardens to the rear with a variety of trees and planting and to the front a garden and block paved driveway providing off road parking.

£500,000



Porch	3'11" x 3'3" (1.2 x 1)
Hallway	10'2" x 7'6" (3.1 x 2.3)
Living Room	18'0" x 10'2" (5.5 x 3.1)
Dining Room	8'2" x 11'3" (2.5 x 3.44)
Conservatory	12'11" x 9'8" (3.95 x 2.95)
Kitchen	14'11" x 8'6" widest points (4.55 x 2.6 widest points)
Utility Room	8'11" x 6'10" (2.74 x 2.1)
Garage	17'8" x 8'6" (5.4 x 2.6)
FIRST FLOOR	
Master Bedroom	8'10" x 19'4" (2.7 x 5.9)
Bedroom Two	14'9" x 10'2" (4.5 x 3.1)
Bedroom Three	10'11" x 10'4" (3.34 x 3.17)





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Why take a risk?
Sell Smarter



Externally

Wet Room
7'10" x 5'3" (widest points) (2.4 x 1.62 (widest points))

Bedroom Four
11'3" x 8'7" (3.44 x 2.64)



Floor Plans



Viewing

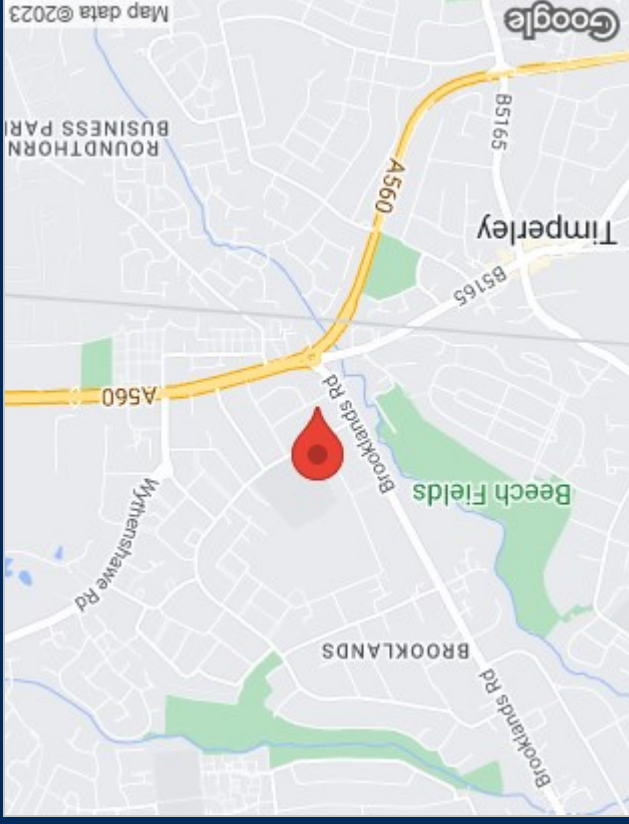
Please contact our Sale Office on 0161 962 2828 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Energy Efficiency Rating	Current	Possible
Very energy efficient - lower running costs	A	A
Energy efficient	B	B
Decent	C	C
Needs to be improved	D	D
Needs significant improvement	E	E
Very poor energy efficiency - higher running costs	F	F
Very poor energy efficiency - higher running costs	G	G

EU Directive 2002/91/EC
 England & Wales
 63
 77

Energy Performance Graph



Location Map