



- Detached Property
- Three Bedrooms
- Lounge
- Dining Kitchen
- Downstairs WC
- Garden
- Parking
- Sold As A 50% Share

12 Coppersmith Road
Manchester, M4 6AS

£207,500

A three bedroom detached property, ideally located for City Centre and Piccadilly train station. Sold as a 50% share the accommodation comprises of an entrance hall, downstairs WC, lounge and a dining kitchen. To the first floor there are three good sized bedrooms, large storage cupboard and a family bathroom. Externally to the side there is a driveway and a paved garden . Rent, management charge and insurance £262.66 PCM. Lease 111 years.

Ground Floor

Entrance Hall 9' 7" x 8' 4" (2.92m x 2.54m)

Downstairs WC 7' 9" x 4' 9" (2.36m x 1.45m)

Lounge 14' 5" x 13' 5" (4.39m x 4.09m)

Dining Kitchen (L-Shaped) 18' 4" x 15' 6" (5.58m x 4.72m)



First Floor

Landing

Storage Cupboard 7' 7" x 4' 7" (2.31m x 1.40m)

Bedroom One 13' 4" x 10' 7" (4.06m x 3.22m)

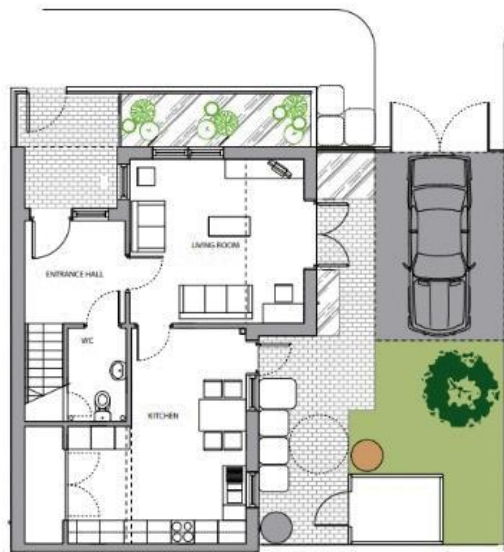
Bedroom Two 10' 6" x 10' 0" (3.20m x 3.05m)

Bedroom Three 9' 6" x 7' 7" (2.89m x 2.31m)

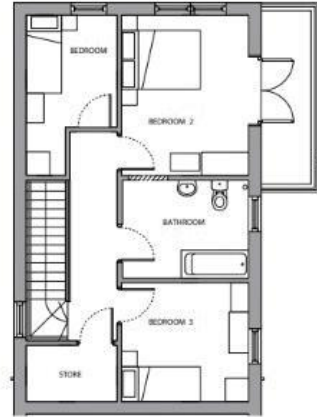
Family Bathroom 10' 0" x 8' 2" (3.05m x 2.49m)

Externally

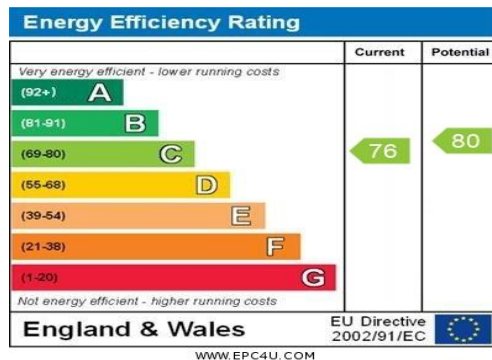




ground floor



first floor



Tenure: We have been advised by the vendor that the property is tbc (please note that details of the tenure should be confirmed by any prospective purchasers solicitor).

Services: All main services are understood to be connected to the property. No services or appliances have been tested.

Agents Notes: We endeavor to make all our descriptions and dimensions as accurate as possible, however their accuracy is not guaranteed.

Property Misdescriptions Act 1991: These details do not form part of any contract. They have been produced in good faith and are intended to be a general guide to the property. None of the statements in this document are to be taken as fact and any intending purchasers are to satisfy themselves by inspections or otherwise as to the correctness of statements in these details. No person in the employment of this company has the authority to make or give any representation or warranty in relation to this property.

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