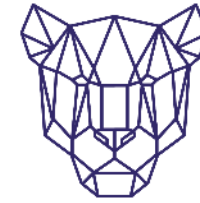


# 13 Nelson Court, Manchester, M15 5PQ

Offers Over £150,000



PANTERA  
PROPERTY



13 Nelson Court, Manchester, M15 5PQ

**Offers Over £150,000**

- Mid terraced house
- Room to improve
- Vacant Possession
- Three bedrooms
- No Onwards Chain

Contacts:

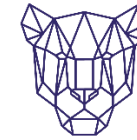
To enquire about this property or for further information, please get in touch with:

George Strachan

0330 118 6610

[george@panteraproperty.com](mailto:george@panteraproperty.com)

Misrepresentation Act; 1. Pantera Property Limited on its own behalf of the vendor/lessor of this property whose agent Pantera Property Limited is, gives notice that: (a) these particulars do not constitute in whole or in part an offer or contract for sale or lease; (b) none of statements contained in these particulars as to the property are to be relied on as statements or representations of fact; and (c) the vendor/lessor does not make or give I, and neither Pantera Property Limited nor any of its members or any person in its employment has any authority to make or give, any representation or warranty whatsoever in relation to the property. The only representations, warranties, undertakings and contractual obligations to be given or undertaken by the vendor/lessor are those contained and expressly referred to in the written contract for sale or agreement for lease between the vendor/lessor and a purchase or tenant. 2. Prospective purchasers or tenants are strongly advised to: (a) satisfy themselves as to the correctness of each statement contained in these particulars; (b) inspect the property and the neighbouring area; (c) ensure that any interns expressed to be included are available and in working order; (d) arrange a full structural (and where appropriate environmental) survey of the property; and (e) carry out all necessary searches and enquiries. Pantera Property is the trading name of Pantera Property Limited, October 2022.



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PROPERTY**

## DESCRIPTION

Pantera Property offer to the market a three-bedroom mid-terrace house features spacious bedrooms, a kitchen, a living room, and front and rear gardens. Located in a vibrant area with excellent transport links and close to shops, cafes, parks, and top schools, 13 Nelson Court offers a high-quality lifestyle for families, professionals, and couples.

## LOCATION

This property provides excellent connectivity, with nearby bus routes, tram stops, and train stations offering easy access to the city centre and beyond. Local amenities include shops, cafes, restaurants, and green spaces like Hulme Park and Alexandra Park. Families will benefit from reputable schools and nearby universities. Inside, the property features spacious bedrooms, a kitchen, and a living room.

## VIEWINGS

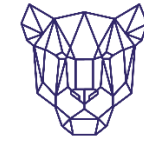
Please call George at Pantera Property for viewing arrangements.



EPC to follow



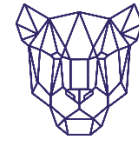




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Floorplan to follow



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