



Jordan fishwick

24 Redland Crescent, Chorlton, Manchester, M21 8DL
Guide Price £765,000



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan 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.

410-412 Barlow Moor Road, Chorlton, Manchester

01618604444

chorlton@jordanfishwick.co.uk

www.jordanfishwick.co.uk

Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

24 Redland Crescent, Chorlton, Manchester, M21 8DL

Situated on a highly sought after CUL-DE-SAC, a superbly presented and EXTENDED FIVE BEDROOM 1930S SEMI DETACHED PROPERTY, offering spacious and light family ACCOMMODATION OVER THREE FLOORS. This delightful property, with OPEN VIEWS AND ACCESS TO CHORLTON EES to the rear, benefits from TWO RECEPTION ROOMS PLUS A LARGE OPEN PLAN DINING KITCHEN as well as boasting a DRIVEWAY AND GARAGE providing off road parking for multiple vehicles. Situated just a short walk from all local amenities, Beech Road and the Metro, this splendid property further benefits from a LANDSCAPED WEST FACING REAR GARDEN and will prove an ideal family home. The accommodation briefly comprises: enclosed porch, entrance hallway, sitting room with large bay window, lounge with HERRINGBONE AMTICO FLOORING, open plan dining kitchen with French patio doors to the raised wooden decking, cloakroom wc, garage. To the first floor there are four bedrooms, all of excellent proportions with two boasting full height fitted wardrobes, and main family bathroom, recently refitted with a four piece suite and feature tiling. The second floor reveals the main bedroom suite, with fifteen foot bedroom with JULIET BALCONY offering views over the garden and fields to the rear and en-suite shower room. To the front of the property there is a walled, landscaped garden with decorative gravel and mature palm trees as well as a driveway whilst to the rear, a truly superb West facing garden, mainly laid to lawn with RAISED LARGE WOODEN DECKING, measuring approximately 30sq meters. Mature trees and shrubbery and direct access to the fields and Chorlton Ees which are located behind the property. Both double glazing and gas central heating have been installed throughout.

ENCLOSED PORCH

GARAGE

ENTRANCE HALL

CLOAKROOM/WC

LOUNGE

SITTING ROOM

DINING KITCHEN

FIRST LANDING

BEDROOM TWO

BEDROOM THREE

BEDROOM FOUR

BATHROOM

SECOND FLOOR

LANDING

BEDROOM ONE

EN SUITE SHOWER ROOM

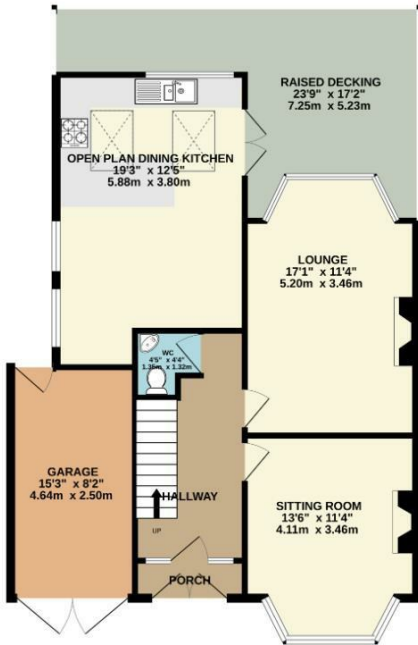
OUTSIDE

GARDENS



Guide Price £765,000

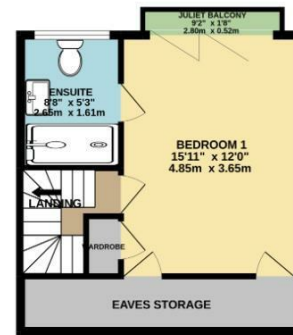
GROUND FLOOR
978 sq.ft. (90.9 sq.m.) approx.



1ST FLOOR
610 sq.ft. (56.7 sq.m.) approx.



2ND FLOOR
363 sq.ft. (33.8 sq.m.) approx.



TOTAL FLOOR AREA : 1952 sq.ft. (181.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2022



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars are believed to be correct but they are not guaranteed and do not form a contract. Neither Jordon Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are intended to be statements or representation 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 illustration purposes only and are not necessarily to scale.

