



**GASCOIGNE
HALMAN**

Montmano Drive, West Didsbury
£265,000.00

THE AREA'S LEADING ESTATE AGENCY



A stunning and well presented two double bedroom second floor apartment located in a highly sought purpose built apartment block. Having been recently refurbished by the current owner to offer immaculate and well presented accommodation and measuring a highly impressive 1007 SQ FT. Located only moments from the ever popular Burton Road with its array of bars, restaurants, independent shops and excellent transport links. The property benefits from being situated within a gated development, an allocated parking space, lift access to all floors and secure entry. Offered to the market with No Vendor Chain.

Property details

- A Spacious and Well Presented Second Floor Apartment
- Gated Development with Secure Access and Lift Access to All Floors
- Large Open Plan Living/Dining Room and a Modern Fitted Kitchen
- Dressing Area, En-Suite Shower Room and a Modern Refitted Bathroom
- Two Private Balconies, Secure Parking/Entry and Lift Access to all Floors
- Close to Local Amenities and Excellent Transport Links and is Offered With No Vendor Chain



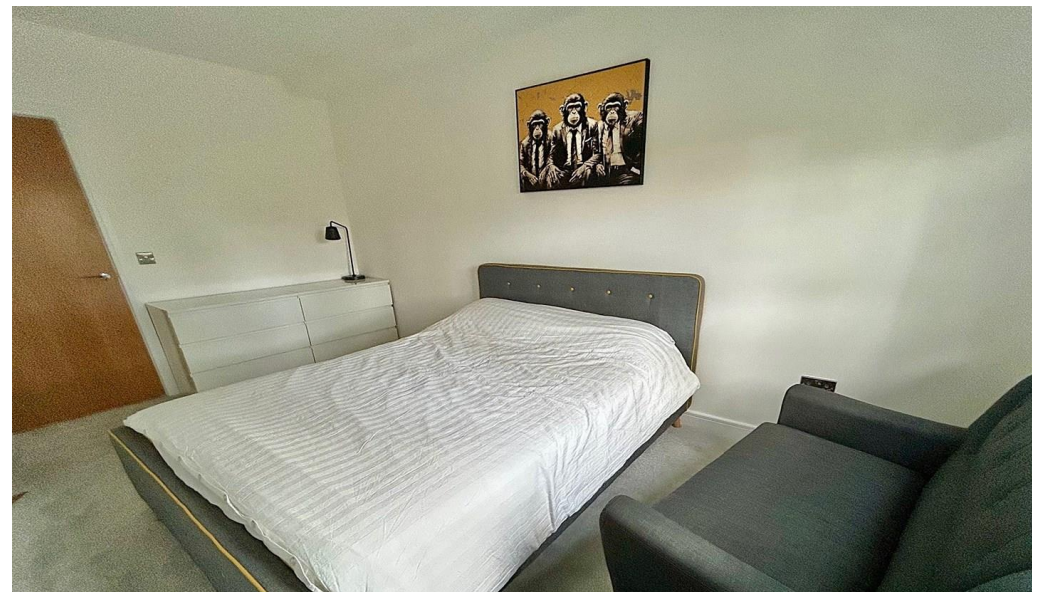
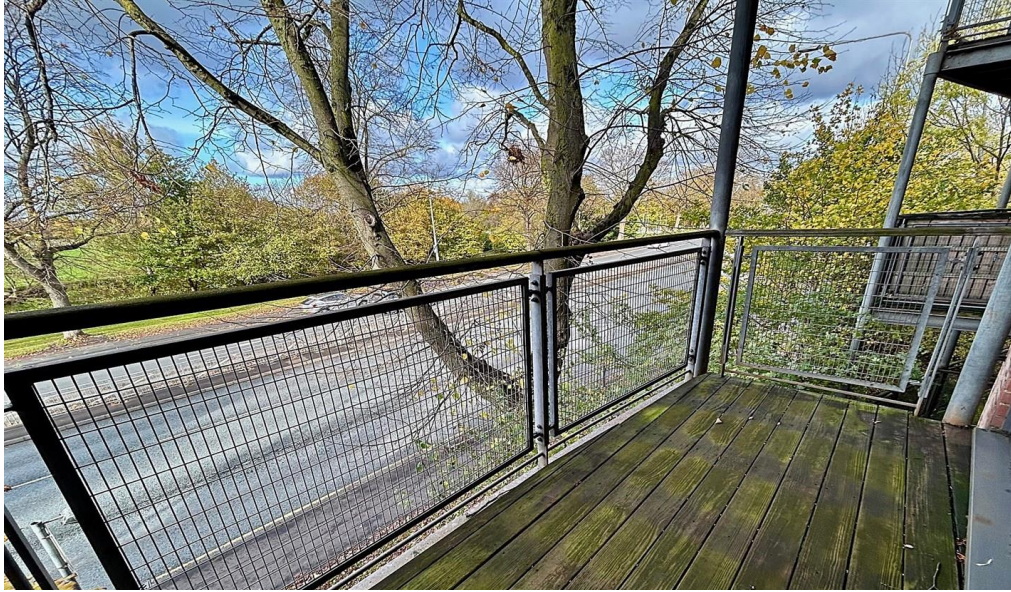
About this property

Internally the property can be found on the second floor and comprises of; welcoming entrance hallway with a useful storage cupboard. Two large double bedrooms with the primary bedroom benefiting from a dressing area, a contemporary three piece en-suite shower room and a Westerly facing balcony. A further double bedroom with a leafy outlook is served by a stylish three piece bathroom suite. There is a modern fitted kitchen with an array of integrated appliances which opens out to a spacious and light and airy living/dining room which boasts a second Westerly facing balcony.

Externally the development is gated and offers secure entry, lift access to all floors and an allocated parking space. Offered to the market with No Vendor Chain.









DIRECTIONS

M20 2EB

COUNCIL TAX BAND

D

TENURE

Leasehold

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Manchester City Council

VIEWING

Viewing strictly by appointment.

EFFICIENCY RATING

PRIMARY SOURCE OF HEATING

Ask Agent

PRIMARY ARRANGEMENT FOR SEWERAGE

Ask Agent

PRIMARY SOURCE OF ELECTRICITY

Ask Agent

PRIMARY SOURCE OF WATER

Ask Agent

BROADBAND CONNECTION

Ask Agent

ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

Ask Agent

ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

Ask Agent

THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

Ask Agent

SOURCES OF FLOODING

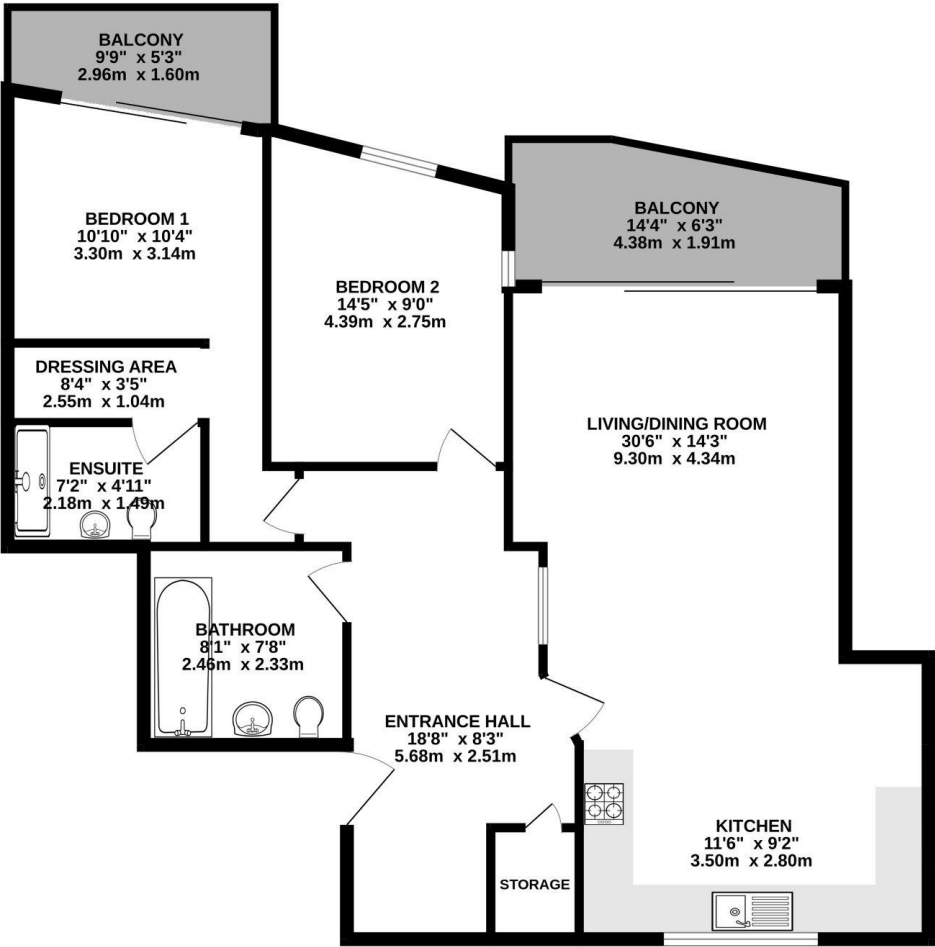
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

Ask Agent

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SECOND FLOOR
1007 sq.ft. (93.6 sq.m.) approx.





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