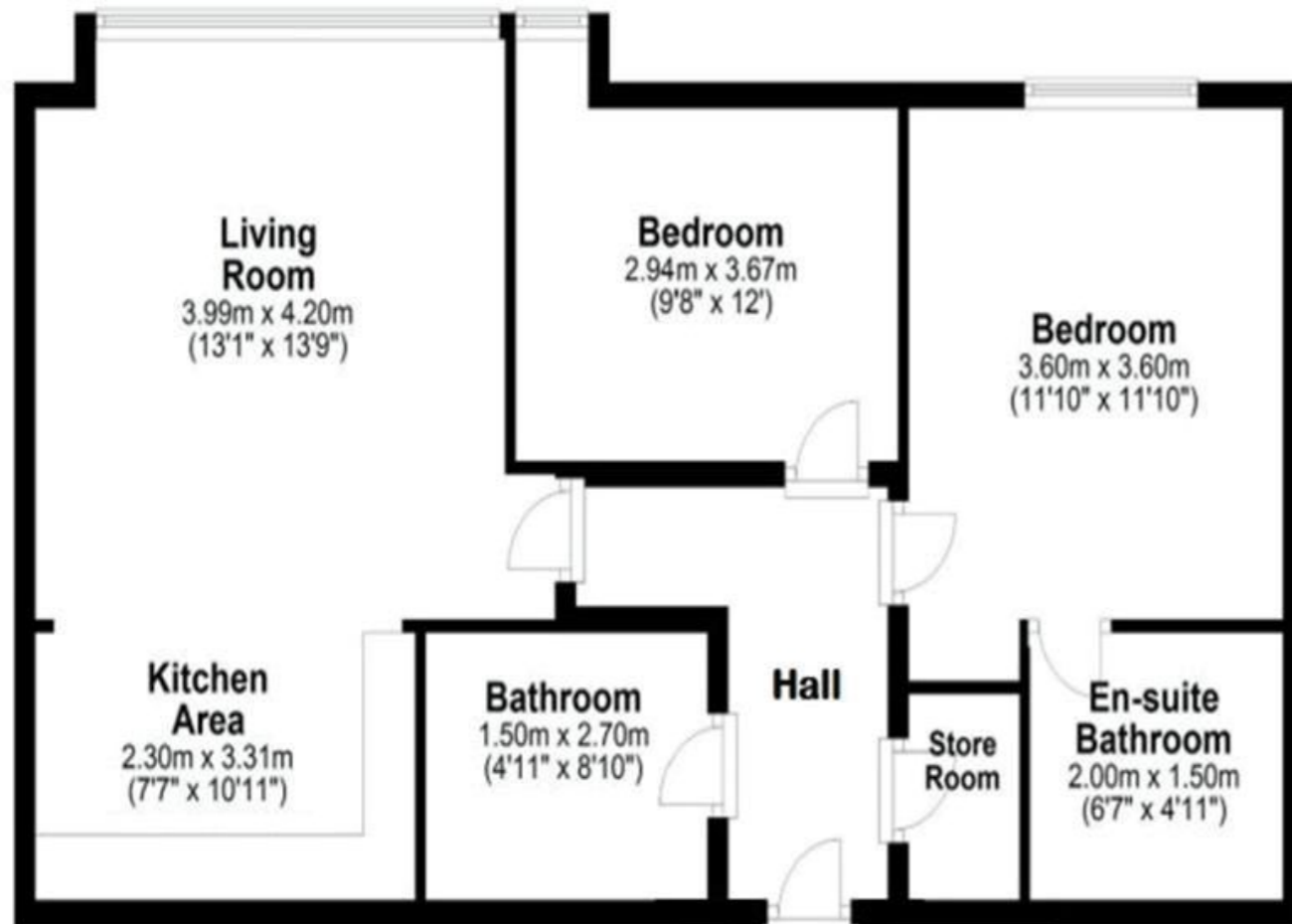


FLAT 49 BEECH HOUSE

2 Lauriston Close, Sharston

£164,500

Floor Plan



NOTICE
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THE AREAS LEADING ESTATE AGENCY

Cheadle

91, High Street, CHEADLE SK8 1AA

0161 428 1118 cheadle@gascoignehalman.co.uk

gascoignehalman.co.uk



A well presented two bedroom top floor apartment (approx 60sqm) with Juliette Balcony, located within easy access of local amenities and transport links. Offering modern contemporary accommodation with open plan living/dining with kitchen area. There are two Bedrooms, an en-suite shower room and the main bathroom suite.

GASCOIGNE HALMAN

- Second Floor Apartment
- Two Double Bedrooms
- Open Plan Living Accommodation

- En-Suite Shower Room
- No vendor chain

£164,500

FLAT 49 BEECH HOUSE

2 Lauriston Close, Sharston



A beautifully presented, stylish & spacious, two bedroom third floor apartment situated in the thriving residential location of Sharston within close proximity to Manchester Airport, the surrounding motorway networks, metro-link service and Gatley Village. The apartment offers secure, allocated parking, immaculately kept grounds & very well maintained communal areas & provides lift access to all floors. Internally the apartment offers full double glazing, energy efficient electric heating & a secure video intercom system.

An internal inspection will reveal: a welcoming entrance hall, useful storage cupboard/utility area with plumbing for washing machine, a deceptively spacious, lounge and kitchen area offering full height windows and modern fitted kitchen with integrated fridge/freezer, a three piece bathroom and two generously proportioned bedrooms both with fitted wardrobes and en-suite shower room to the master. Ideally suited to both first time buyers and buy to let investors viewings come highly recommended. Register your interest today.

LOCATION

Sharston is conveniently situated for the M56 and M60 motorway as well as the nearby towns of Didsbury, Timperley and Gatley which offers a good selection of shops, pubs and restaurants and provides excellent educational facilities for children of all ages. Cheadle Royal shopping centre, Handforth Dean and Stanley Green retail parks are within easy reach as is the A34 bypass. Gatley railway station provides a direct link to Manchester City Centre and Manchester International Airport which is also nearby.

DIRECTIONS

SAT NAV: M22 4TZ

TENURE

Leasehold with 136 years remaining

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. Band B

VIEWING

Viewing strictly by appointment only.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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