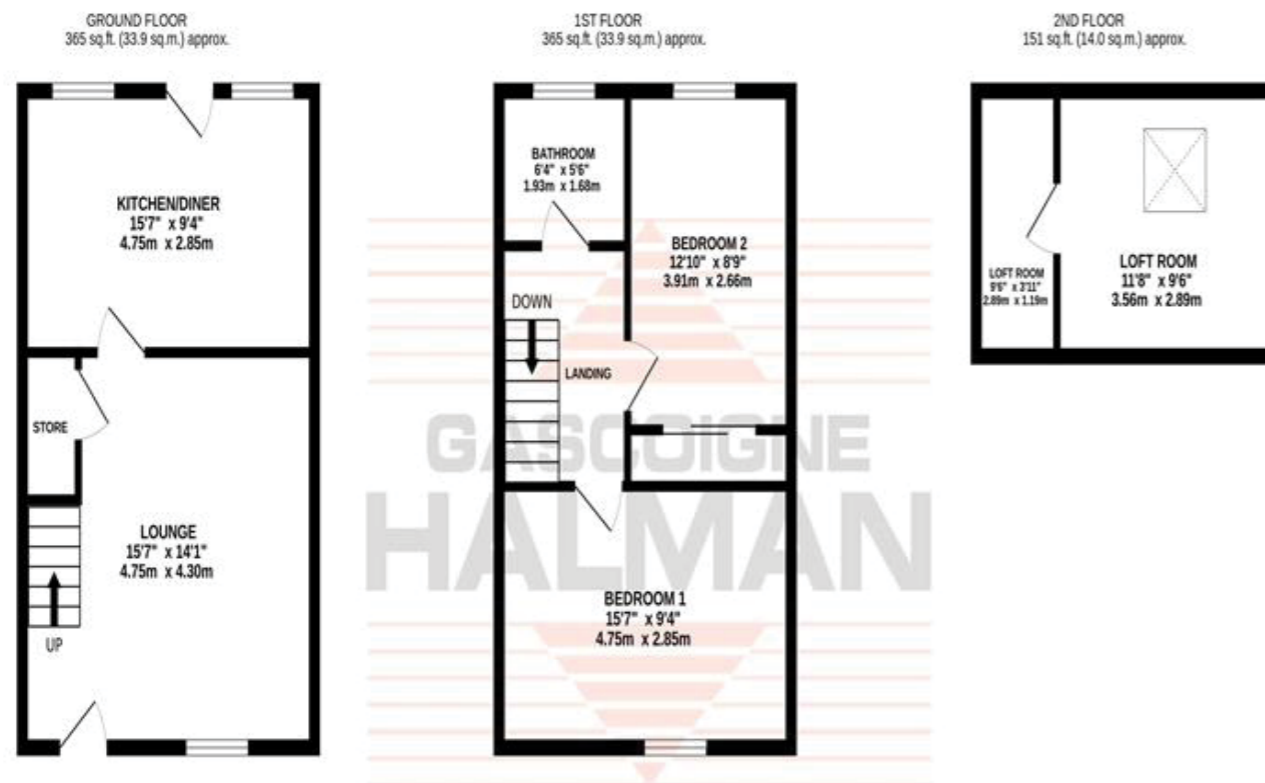


4 MOTTRAM ROAD

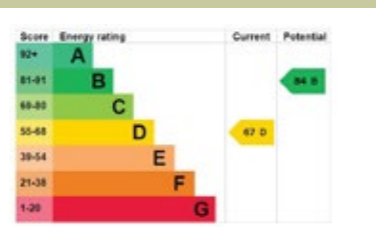
Sale

£250,000



TOTAL FLOOR AREA: 881 sq.ft. (81.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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NOTICE
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THE AREAS LEADING ESTATE AGENCY

Sale

96, School Road, SALE M33 7XB

0161 962 8700 sale@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

Approaching 900 sq/ft of stylish accommodation, this two double bedroom mid terrace residence provides an abundance of space throughout. Positioned in a convenient location close to excellent transport links, this property is certain to suit a variety of buyers.

- Modern Mid Terrace Residence
- Beautifully Presented Accommodation Throughout
- Large Lounge & Contemporary Open Plan Kitchen Diner

- Family Bathroom & Two Well Proportioned Bedrooms
- Enclosed Low Maintenance Rear Garden
- Ample Parking to the Rear

£250,000

4 MOTTRAM ROAD

Sale



DESCRIPTION

Internally this property has been upgraded and modernised revealing a spacious lounge which leads to a high specification open plan kitchen diner. To the first floor there is a landing which also provides access to a large loft space, accessed via loft ladders. Two well presented double bedrooms and a tastefully upgraded family bathroom complete this wonderful residence. Externally to the rear there is a private enclosed low maintenance rear garden with brick outbuilding ideal for storage. Ample parking is also available to the rear of the property.

LOCATION

The friendly town of Sale is an extremely popular place to live, thanks to easy transport links into Media City, Manchester City Centre and other neighbouring areas via three Metrolink stations. The nearby North West motorway network and Manchester International Airport are also conveniently located nearby. Sale and the surrounding areas are also very desirable locations for families, due to the large number of highly regarded schools in the vicinity. Both Sale and nearby Altrincham can also provide for all shopping and recreational needs and one of Europe's largest shopping centres, The Trafford Centre can be found only a few miles away.

DIRECTIONS

For SatNav purposes: M33 2SD

TENURE

Freehold - Subject to verification by Solicitor

SERVICES (NOT TESTED)

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

LOCAL AUTHORITY

Trafford MBC - Council Tax Band B

VIEWING

Viewing strictly by appointment through the Agents.

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



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