

HUNTERS[®]

HERE TO GET *you* THERE

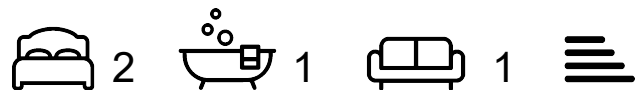


HUNTERS

Elmwood, Barton Road, Worsley

Manchester, M28 2PF

Asking Price £125,000



Council Tax: C



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45 Elmwood Barton Road, Worsley

Manchester, M28 2PF

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Lounge

17'3 x 10'2 (5.26m x 3.10m)

Kitchen

7'5 x 6'9 (2.26m x 2.06m)

Bedroom One

13'6 x 8'6 (4.11m x 2.59m)

Bedroom Two

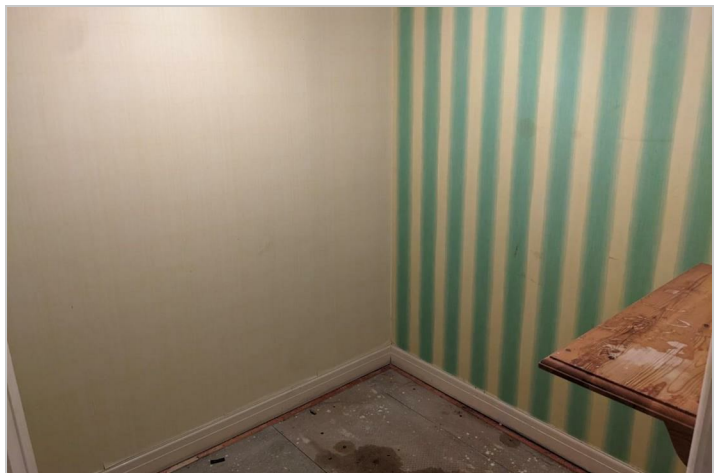
6'7 x 12'1 (2.01m x 3.68m)

Office

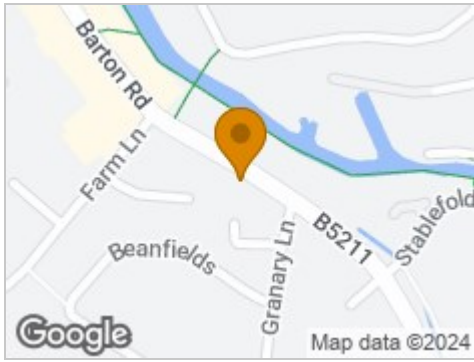
6'5 x 7'1 (1.96m x 2.16m)

Shower Room

6'5 x 6'9 (1.96m x 2.06m)



Road Map



Hybrid Map



Terrain Map



Leasehold Information

Leasehold 125 Years from 1987 with £60 Per Annum ground rent.

Service charge is £2573.40 per annum which includes Water, Laundry facilities and Communal Sky connection

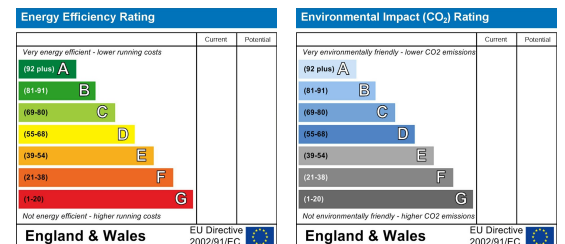
Buildings Insurance is £154 per annum



Viewing

Please contact our Hunters Worsley Office on 0161 790 9000 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.