



## Aspinall Street, Manchester, M24 2UY Price £85,000

A WELL PRESENTED, one bedroom, FIRST FLOOR APARTMENT situated in a sought-after development just off Aspinall Street in Middleton. The property comprises; hallway, a good-sized OPEN PLAN lounge/kitchen, one double bedroom and a three-piece bathroom suite in white with a SHOWER over the bath. The property benefits from uPVC double glazing, electric heating, and intercom access. The property comes with an allocated parking within fob operated Electric Gates.

Lifestyle Sales and Lettings urge interested parties to arrange an internal inspection as soon as possible to avoid disappointment.

Disclaimer:

These particulars, whilst believed to be accurate are set out as a general guideline and do not constitute any part of an offer or contract. Intending Purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services including gas central heating and so cannot verify they are in working order or fit for their purpose. Furthermore, Solicitors should confirm movable items described in the sales particulars and, in fact, included in the sale since circumstances do change during the marketing or negotiations. Although we try to ensure accuracy, if measurements are used in this listing, they may be approximate. Therefore, if intending Purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves. Photographs are reproduced general information and it must not be inferred that any item is included for sale with the property.

Tenure - Leasehold - 125 years from 01/09/2003

To be confirmed by the Vendor's Solicitors

Possession:

Vacant possession upon completion

Viewing:

Viewing strictly by appointment through Lifestyle Sales and Lettings

