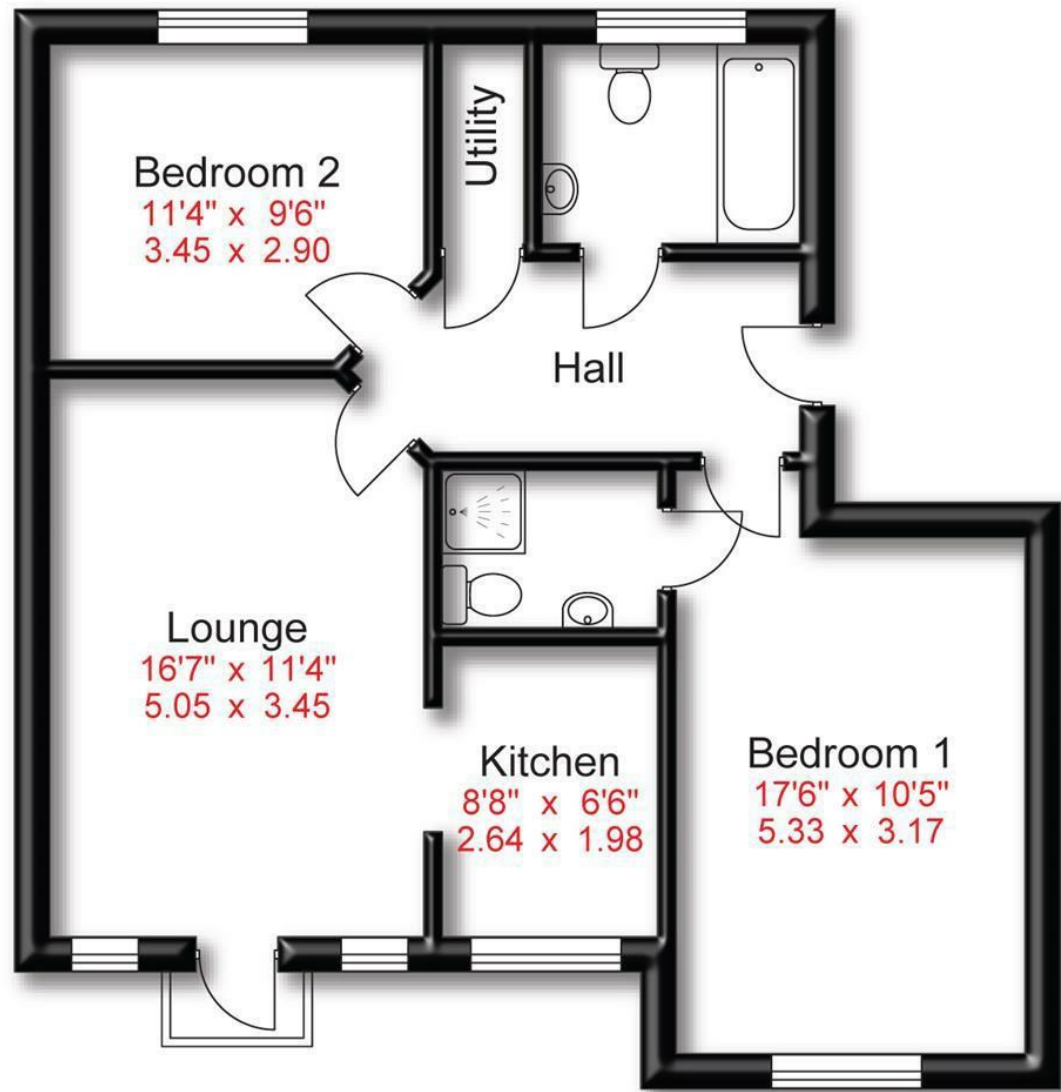


Approx Gross Floor Area = 719 Sq. Feet



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Waterside | Sale
Offers In The Region Of
£285,000

Bedrooms 2

Bath 2

Reception 1

Parking here

Area
764.24 sq ft

No Chain



SALES & LETTINGS

88 School Road | Sale | M33 7XB
t: 0161 973 4955
e: sale@hibberthomes.com
www.hibberthomes.com

- No Chain
- First Floor
- Balcony Overlooking Bridgewater Canal
- Located Close To Sale Town Centre
- Two Bedroom Apartment
- Parking
- Two Double Bedrooms
- Ideal For First Time Buyers

**** NO CHAIN ****

Welcome to this charming two-bedroom modern apartment located in the picturesque Waterside area of Sale.

This purpose-built apartment, offers a comfortable living space spanning 764 sq ft. The property boasts a entrance hall, living room/kitchen, two bedrooms one with a ensuite and the main bathroom.

One of the highlights of this apartment is the balcony that overlooks the Bridgewater Canal, providing a tranquil spot to unwind and enjoy the scenic views. Additionally, the convenience of having parking for one vehicle ensures that you never have to worry about parking in this bustling area.

Situated close to Sale Town Centre, you'll have easy access to a variety of shops, restaurants, and amenities, making daily errands a breeze. For those who rely on public transport, the proximity to the Metrolink offers seamless connectivity to the wider area.

A viewing highly recommended please contact the office to arrange a viewing.

