



 3
Bedrooms

 2
Bathrooms





Trading Places are pleased to present to the sales market this three bedroom terraced property offered for sale in this highly popular area of Stretford. Situated closeby to local facilities and popular schools and Longford Park is close by. Situated in a quiet neighbourhood this home provides the ideal location for professionals or a young family. Spacious accommodation throughout and with the added benefit of a private enclosed rear garden and driveway to the front for off road parking. An intenal inspection will reveal, to the ground floor, good sized entrance hallway, lounge to the front, breakfast kitchen and ground floor WC, and two useful storage cupboards, stairs rise to the first floor, where you will find three bedrooms and a family bathroom. To the outside of the property there is a driveway to the front and a good sized enclosed rear garden and patio area. ****A MUST SEE PROPERTY - BOOK A VIEWING TODAY AS THIS PROPERTY WILL BE POPULAR**** COUNCIL TAX BAND A AND EPC BAND D

Entrance Hallway

Spacious and bright entrance into the property, doors leading to the lounge, kitchen, storage cupboards and ground floor WC and further door to the rear garden

Lounge / Sitting Room

Bright and airy sitting room with a large window to the front elevation providing views over the front of the property

Kitchen / Diner

Fully fitted kitchen with room for dining, window to the rear elevation overlooking the rear garden, stainless steel sink unit with draining board, hob and oven, comprehensive range of base, wall and drawer units, plumbing for washing machine, space for fridge freezer, strip light. door leads to the inner hallway.

Ground Floor WC

Access to ground floor WC from the inner hallway, comprising low level WC and wash hand basin

Storage Cupboards

Two storage cupboards providing valuable storage space

Landing

Landing with access to the bedrooms and family bathroom

Bedroom 1

Situated to the front of the property offering views over the front driveway, a spacious bedroom with plenty of room for bedroom furniture

Bedroom 2

Situated to the rear elevation with views over the rear garden another double bedroom

Bedroom 3

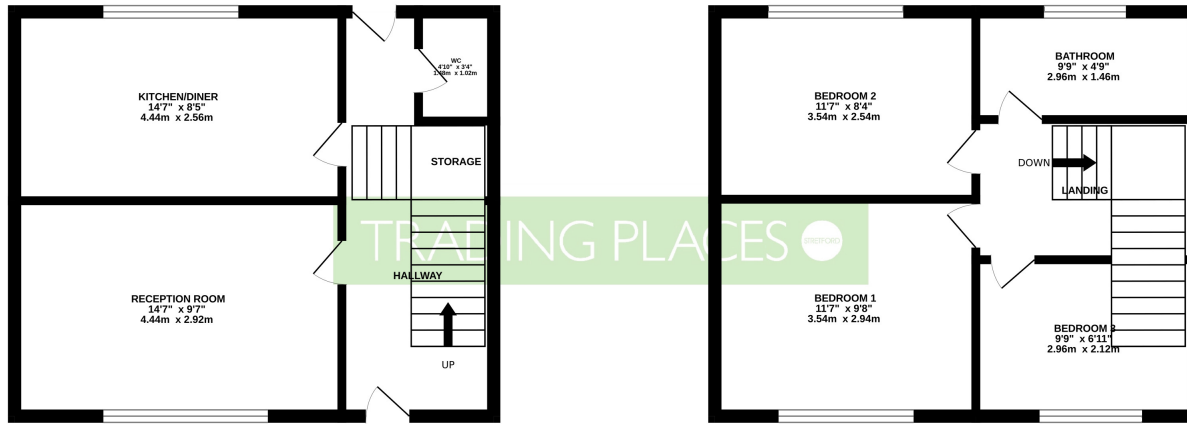
Situated to the front elevation of the property larger than average sized third bedroom

Rear Garden


Enclosed rear garden with a nice sized lawn, spacious patio area ideal place to sit and enjoy the outdoors with family and friends

GROUND FLOOR

1ST FLOOR



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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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		85
(69-80)	C		
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			EU Directive 2002/91/EC 

Address: Stretford, M32

