



jordan fishwick

WITHINGTON
Old Moat Lane



Old Moat Lane, Withington, M20 1DE

£325,000



The Property

Located on an excellent plot, well set back from the road with a green in front, an attractive and well-presented larger semi-detached property, located in a quiet residential area, well placed for Withington village, local amenities, schools, the Metro and local parks. Providing excellent accommodation for a couple or family, comprises briefly: Entrance hall, lounge with bay window and striped wood flooring, open plan refitted dining kitchen with gloss white doors and Quartz work tops over, boiling hot water tap, Bosch oven, hob, extractor fan and microwave, built-in dishwasher, fridge freezer, under floor heating and French doors leading to the rear garden. To the first floor: landing with striped doors, bedrooms one and two with striped flooring, additional third bedroom, refitted bathroom with white three-piece suite and black fittings, under floor heating and additional separate wc. Gas central heating, and double glazing are both installed. Established gardens to the front whilst to the rear there is a private and enclosed large lawned garden with sitting area, residents parking to the front completes the impressive specification.

Directions

M20 1DE



- A larger three bedroom semi detached property
- Refitted kitchen with Quartz worktops
- Bosch built in appliances
- Separate lounge
- Residents parking to front
- Refitted bathroom & separate wc
- Much improved by the current owners

Postcode - M20 1DE

EPC Rating - D

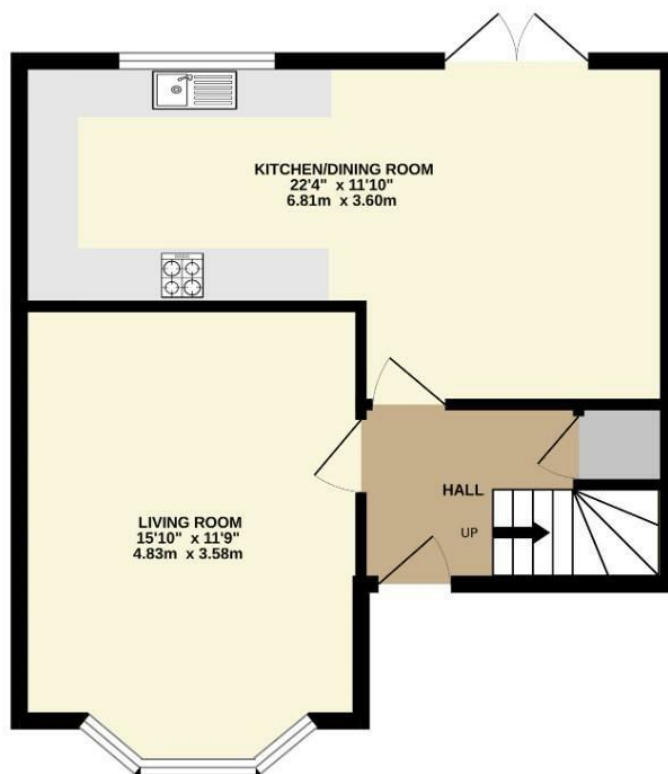
Floor Area - 919.00 sq ft

Local Authority - Manchester City Council

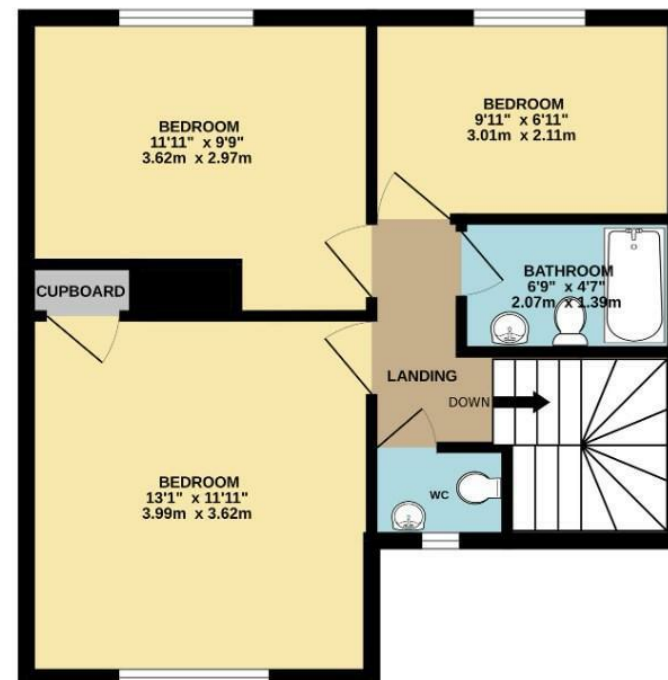
Council Tax - A



GROUND FLOOR
467 sq.ft. (43.4 sq.m.) approx.



1ST FLOOR
453 sq.ft. (42.1 sq.m.) approx.



TOTAL FLOOR AREA : 919 sq.ft. (85.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

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