

jordan fishwick

95-97 School Road
Sale
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13 Harcourt Road, Sale, M33 6PD

£375,000

www.jordanfishwick.co.uk





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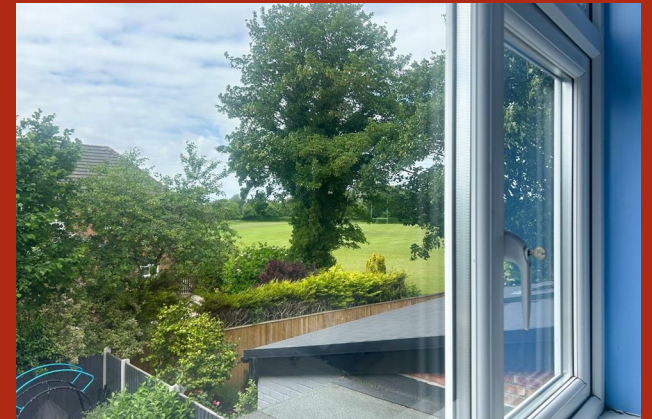
- Three Bedroom Semi-Detached
- Freehold
- Close to Transport Links & Local Amenities
- EPC Rating - TBC
- Two Spacious Reception Rooms
- Popular Location
- Several Popular Schools Nearby
- Council Tax Band - B (Trafford)

Lovely three bedroom semi-detached Victorian property conveniently located, on a quiet cul-de-sac, close to Ashton on Mersey village and Sale Town Centre. It is within walking distance of the River Mersey and several of the popular Primary Schools. One of the unique features is that the property enjoys views over the grounds of Trafford Metrovicks Sports Club from the bedrooms.

The property provides versatile and spacious family accommodation that comprises briefly: Porch, Entrance Hall, Lounge with bay window to the front aspect, Dining Room, Kitchen, Utility room with access onto the rear garden. To the first floor there are three well proportioned Bedrooms and a Family Bathroom. The loft space has been fully boarded and has working electrics, a skylight and a pull down ladder.

In addition to the accommodation there is a lovely, low maintenance, enclosed rear garden.

Council Tax Band B. EPC rating - TBC

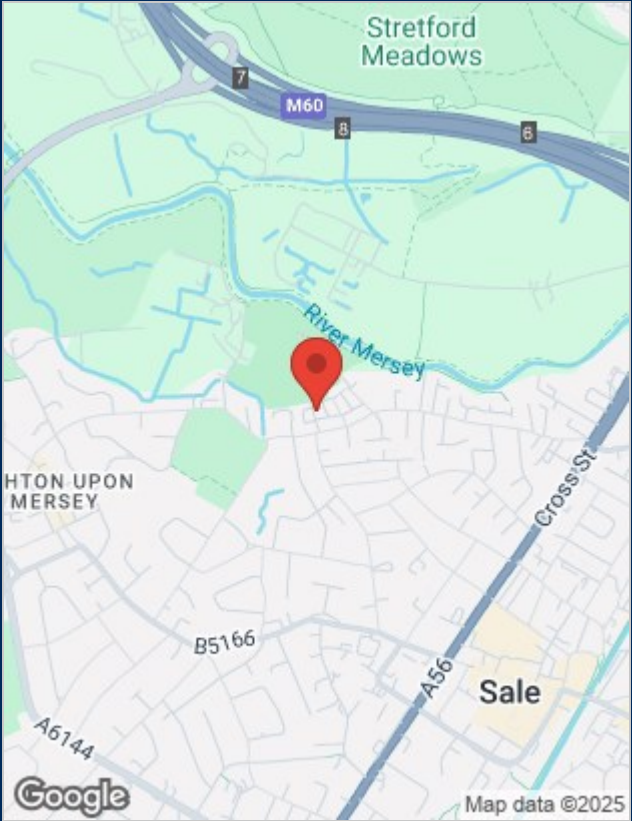




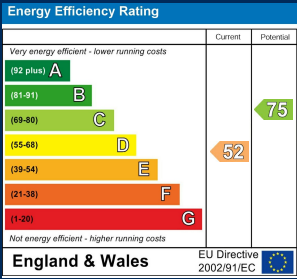
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Sale Office on 0161 962 2828 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.