

14 Chatburn Road, Chorlton, Manchester, M21 0XE



FOR SALE
JP&Brimelow
ESTATE AGENTS
0161 882 2233

VIEW BY
APPOINTMENT
ONLY

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*** VIDEO TOUR AVAILABLE*** A beautiful and immaculately presented FIVE BEDROOM, semi-detached property boasts accommodation arranged over three floors. The property is positioned in a highly popular residential area, off St Werburgh's Road here in Chorlton. Newly constructed to a high specification in 2019.

Just a short walk to the vibrant bars, restaurants and cafés on Beech Road. Chorlton Park and good primary and secondary schools are also nearby.

The well-planned accommodation consists of; An entrance hall with a downstairs W.C, a lounge to the front aspect with built in storage, a useful utility room, an impressive fully fitted kitchen/open living space with bi-fold doors leading out into the large enclosed garden.

The first floor reveals four double bedrooms, the master benefitting from a three-piece en-suite shower room and two windows to the front aspect. A white three-piece bathroom and useful storage cupboard complete this floor.

Whilst the second floor reveals a further excellent-sized double bedroom with a modern three-piece en-suite shower room.

The property also features gas fired central heating, ample off-road parking for multiple vehicles as well as a large garage and a stunning enclosed rear garden.


The Metrolink station on St Werburgh's Road gives you direct access into the city centre, Media City and Manchester International Airport. Whalley Range Tennis and Cricket club and with Hough End playing fields close by.

£740,000





EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B		86	
(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 	



Tenure: Freehold Council Tax Band: E



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