

13 Abersoch Avenue, Fallowfield, Manchester, M14 6QQ



JP&Brimelow
ESTATE AGENTS

Offers In The Region Of £165,000


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VIDEO TOUR AVAILABLE A TWO DOUBLE BEDROOM first floor apartment with its own private entrance and garden on Abersoch Avenue, off Lindleywood Road in Fallowfield. This property is situated close to the amenities on Wilmslow Road and has great transport links on Wellington Road, giving you easy access to Manchester City centre and Media City. The accommodation consists of a lounge/dining room, two double bedrooms, a fitted kitchen and a three-piece bathroom. Also benefitting from gas fired central heating, a garden and off-road parking.





EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	56	61
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	



Tenure: **Leasehold** Council Tax Band: **A**

First Floor



JP & Brimelow Estate Agents Ltd
430 Barlow Moor Road, Manchester, M21 8AD
Tel: 0161 8822233
E: sales@jpbrimelow.co.uk www.jpandbrimelow.co.uk



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