

162 Great Stone Road, Firswood, Trafford, M16 0HA



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VIDEO TOUR AVAILABLE A delightful and well-presented, THREE BEDROOM, DETACHED property. Located in a fantastic position in Firwood on the borders of Chorlton, off Kensington Road.

Within walking distance to the centre of Chorlton, which provides a lively and vibrant atmosphere and includes independent cafes, bars and restaurants.

The Metrolink station on Ryebank Road in Firwood is a short walk, giving you direct access to the city centre, Manchester airport and Media City.

In brief the well-planned accommodation consists of; A porch, a good-sized lounge area, a dining area, a useful downstairs shower room and a fitted kitchen/breakfast room with access out into the rear enclosed garden.

Whilst to the first floor the landing reveals three bedrooms, one benefitting from built in wardrobes. A three-piece bathroom completes this lovely home.

The property benefits from gas fired central heating, a driveway providing off road parking and access into the rear enclosed lawned garden. Internal inspection is highly recommended.

£475,000





EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		78
(55-68)	D	64	
(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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