

4 Kensington Road, Chorlton, Manchester, M21 9QJ



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VIDEO TOUR AVAILABLE A beautifully presented and tastefully extended, mid-terrace period property, featuring THREE DOUBLE BEDROOMS.

Located on a highly sought-after residential Road in Chorlton, just off Manchester Road. Within easy walking distance to Chorlton centre, Longford Park, several local primary schools and a variety of shops, restaurants, cafes, and delis along Manchester Road.

The well-planned accommodation consists of a vestibule, an entrance hall, a stylish open lounge/dining room with a bay window to the front aspect and an extended fitted kitchen with access into the rear enclosed garden, completing the ground floor.

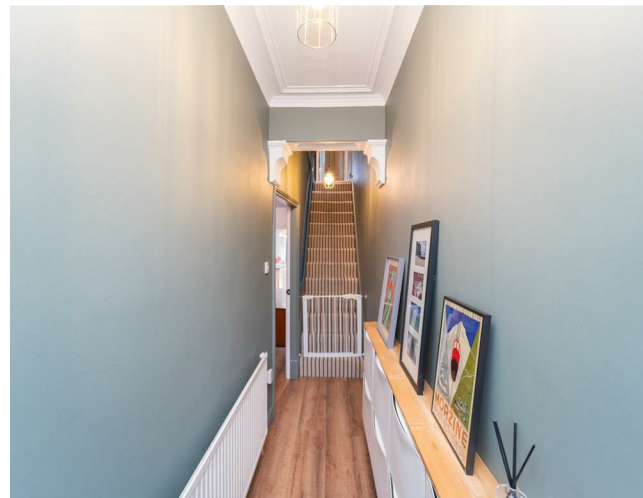
To the first floor there is a landing leading to three good-sized double bedrooms and an attractive three-piece bathroom suite.

The property benefits from some period features, such as cast-iron fireplaces and has a driveway to the front aspect. A private enclosed garden to the rear aspect and this home is warmed by gas fired central heating.

The property has easy access into Media City, the City Centre and Manchester International Airport, with the choice of two Metrolink stations, one on Ryebank Road, Firswood and the other on Wilbraham Road, Chorlton.


Internal inspection is highly recommended.

£475,000





EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C	69	
(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: B

Ground Floor



First Floor



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