

Flat 25 Barry Court Palatine Road, Didsbury, Manchester, M20 3LQ



**JP&Brimelow**  
ESTATE AGENTS



# Offers In The Region Of £120,000

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\*\*\*VIDEO TOUR AVAILABLE\*\*\* A well-kept, ONE DOUBLE BEDROOM ground floor studio apartment. Located within this purpose-built development, set back from Palatine Road. Within walking distance to both Didsbury Village and Burton Road in West Didsbury. Boasting excellent transport links with the motorway network and the Metrolink station on Lapwing Lane, giving you direct access into the city centre, Manchester International Airport and Media City. The well-planned accommodation consists of a communal entrance hallway with stairs leading to all floors, a private entrance hallway, a studio room consisting of a bedroom/ lounge area leading to a fitted kitchen and a three-piece bathroom completes this apartment. The property benefits from electric heating and externally the property is set in well-maintained lawned grounds with off road parking available to the rear for residents. OFFERED WITH NO VENDOR CHAIN.







## EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		80
(69-80) <b>C</b>	66	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



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

# Ground Floor



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