

13 Manchester Road, Chorlton, Manchester, M21 9JQ



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*****VIDEO TOUR AVAILABLE***** A rare opportunity to acquire this period, double-fronted semi-detached property, currently configured as five self-contained flats. This bay-fronted property boasts spacious accommodation spread over four floors, including useful chamber cellars (currently inaccessible).

Positioned in the heart of Chorlton off Wilbraham Road in a highly sought-after and central location. Within strolling distance to the both the centre of Chorlton and Beech Road, with all its independent shops, local amenities and parks. The Metrolink on Wilbraham Road gives direct access into the City Centre, Manchester International Airport and Media city.

The well-planned accommodation comprises; vestibule, communal entrance hallway, to the left-hand side there is a self-contained studio apartment and to the right-hand side there is a two double bedroom apartment comprises; a living room, dining room and fitted kitchen/breakfast room, inner hallway, three-piece bathroom, study area and access out into the rear lawned garden.

Whilst to the first floor there is a landing leading to a self-contained studio apartment on the left-hand side and to the right-hand side there is a two double bedroom apartment comprises; entrance hallway, a kitchen/breakfast room, living room to the front, a utility room and a three-piece bathroom.

To the second floor reveals a self-contained one double bedroom apartment comprises; entrance hallway, living/kitchen, shower room and bedroom.

The property benefits from a driveway providing ample off-road parking, access to the side and a rear enclosed lawned garden with a decked patio terrace.

Several of the apartments require updating and refurbishment, making them an excellent opportunity for customisation. Alternatively, the property is ideal for conversion back into a fantastic family home.


Early viewing is highly recommended to fully appreciate the exceptional location and potential this property offers.

£795,000





EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D	57	
(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: A



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