



**Alvanley Close, Sale, M33**

**Offers Over: £180,000**

*Freehold*

# Alvanley Close, Sale, M33

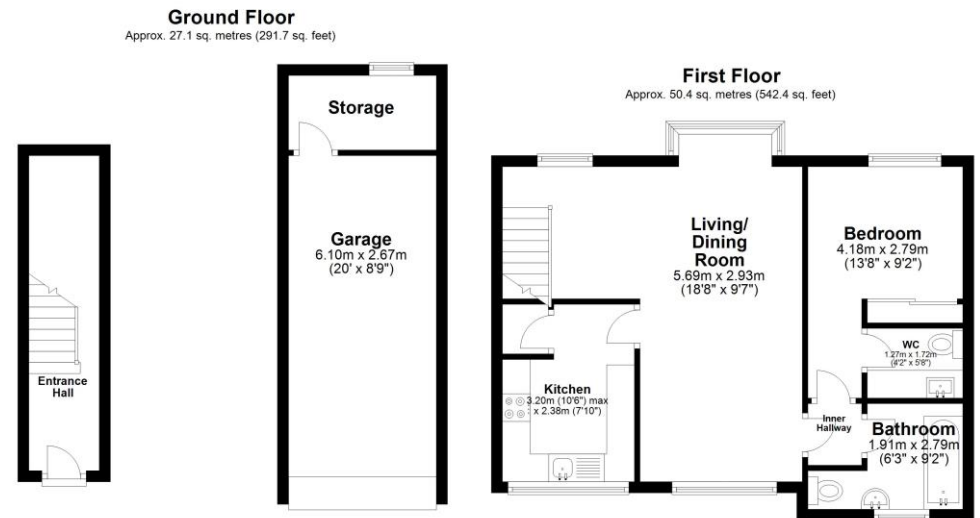
A fantastic opportunity to purchase a rare ONE DOUBLE bedroom maisonette located in a quite cul-de-sac just off Brooklands Road. A fantastic purchase for first time buyers, professionals or buy to let investors.

This brilliant home is accessed via its own entrance where you are greeted by a entrance hall which provides understairs storage. The main accommodation is flooded with heaps of natural light and offers a large open plan dining/ living room with box bay window overlooking the rear garden. The kitchen is fitted with a range of base and eye level units with space for appliances. The main bedroom is fitted with wardrobes and a separate WC which would be amazing as a walk-in wardrobe. The bathroom is fitted with a three-piece suite.

Externally the property offers a garage and off-road parking, there is a small lawned area which belongs to the apartment and beautiful communal grounds.

A viewing is highly recommended to avoid disappointment.

- Freehold
- EPC Grade TBC
- Council Tax Band B



Total area: approx. 77.5 sq. metres (834.1 sq. feet)





## The Property Man

102A School Road  
Sale  
Cheshire  
M33 7XB

T: 01615198855

E: [sales@thepropertyman.co.uk](mailto:sales@thepropertyman.co.uk)

[www.thepropertyman.co.uk](http://www.thepropertyman.co.uk)

The Property Man

Registered Office Address: 7 St. Petersgate, Stockport, England, SK1 1EB Company Reg No: 09023087

### Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.