



Marsworth Close, Manchester, M23

Guide Price: £265,000

Leasehold

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Nestled within a quiet cul de sac on the ever-popular Marsworth Close in Sale Moor, this modern mid-terrace property is perfectly positioned for convenient access to the region's motorway networks and Metrolink services, making it an ideal choice for commuters and families alike.

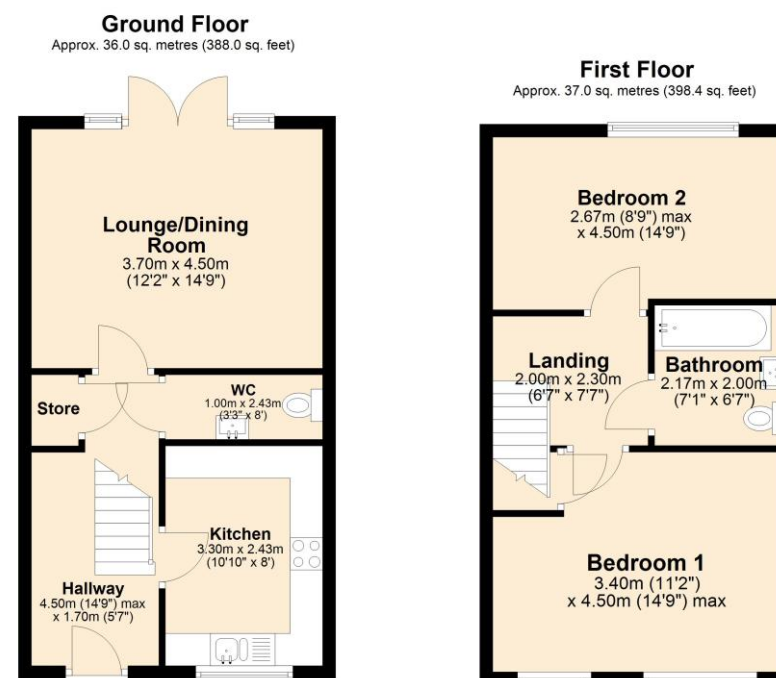
This well-presented home is offered with no onward chain and boasts a spacious and welcoming entrance hall that immediately sets the tone for the well-designed accommodation throughout. The ground floor features a convenient downstairs WC and a stylish, modern fitted kitchen located at the front of the property, providing ample storage and preparation space.

To the rear, the heart of the home lies in the spacious open-plan living and dining area, which enjoys an abundance of natural light through patio doors that open directly onto the private rear garden. This outdoor space has been designed for low maintenance, making it perfect for relaxing or entertaining guests.

Upstairs, you'll find two generous double bedrooms, each offering plenty of space and flexibility for storage or work-from-home setups. Completing the first floor is a contemporary three-piece bathroom suite.

Externally, the property benefits from off-road parking to the front and a fully enclosed rear garden that provides a secure and private outdoor area.

- Leasehold
- 245 years from 3 July 2015
- Ground rent £150pa
- EPC Grade TBC
- Council Tax Band B



Total area: approx. 73.1 sq. metres (786.4 sq. feet)





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Disclaimer

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