



Kenyon Lane, Manchester
Offers In Excess Of £115,000

Ascend
Built on higher standards

Kenyon Lane, Manchester

Open For Residential & Buy To Let Owners - Currently Tenanted At £800 PCM

Step inside this beautifully finished 2-bedroom apartment on Kenyon Lane. This property has been completed to an ultra-high specification and comes complete with parking space.

If you love open-plan living, neutral but sophisticated interiors and generous room sizes, you need to book a viewing today. In the kitchen you will find sleek white cabinets with chrome finishing along with an integrated oven, electric hob and extractor fan. The marble-effect work surface also adds to the modern appeal.

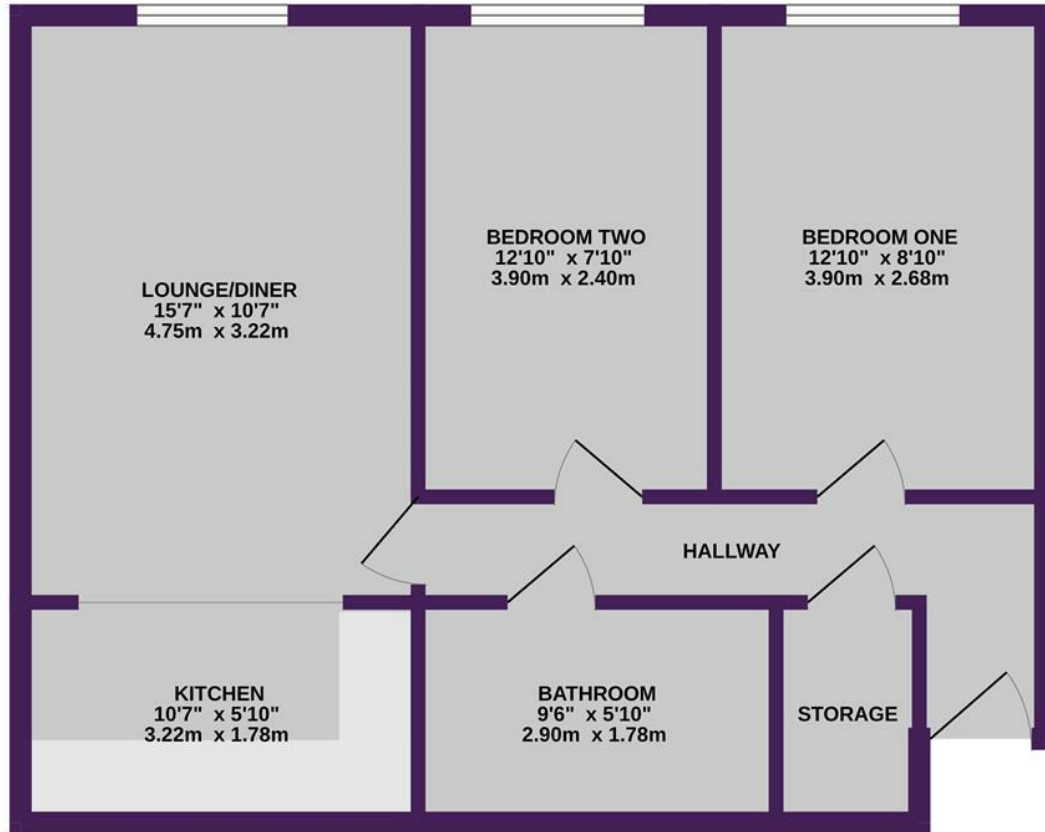
You'll also benefit from two spacious double bedrooms and a contemporary bathroom which a crisp white suite, chrome heated towel rail and electric shower – you could literally drop your bags and move right in.

Location wise, you're just 3 miles from Manchester's renowned Northern Quarter and 2.6 miles from Manchester Fort Shopping Park. The likes of Morrisons and Tesco can be found just a short distance away, off the popular Oldham Road area, and you'll also have easy accessibility to the wider Manchester and surrounding areas via the A62 and M60 links. If you're looking for a property that has it all, look no further.



Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order or fit for their purpose. Furthermore solicitors should confirm moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves.

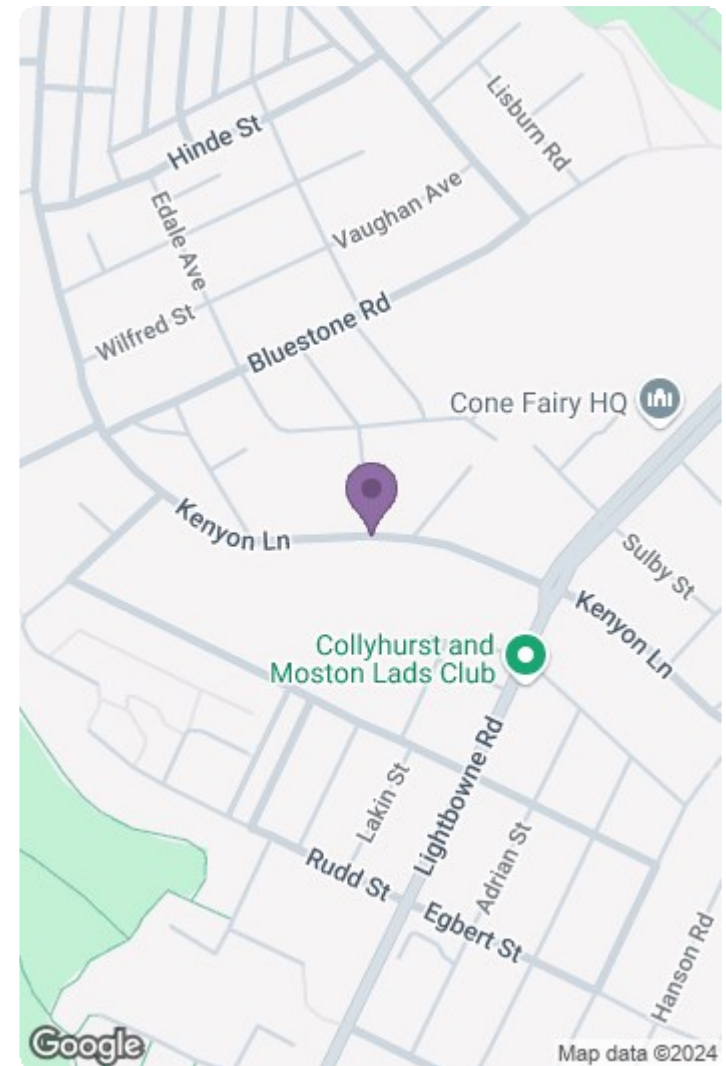
GROUND FLOOR
577 sq.ft. (53.6 sq.m.) approx.



TOTAL FLOOR AREA: 577 sq.ft. (53.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2024



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Target	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
A			A
B	82	82	B
C			C
D			D
E			E
F			F
G			G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

