



Stanway Close, Alkrington, Manchester, M24

- NO CHAIN
- CORNER PLOT
- SPACIOUS REAR GARDEN
- IN NEED OF MODERNISATION
- COUNCIL TAX BAND D
- SOUGHT AFTER LOCATION OF ALKRINGTON
- DETACHED GARAGE
- TRUE BUNGALOW
- CLOSE TO SHOPS AND SCHOOLS
- EPC TBC

Asking Price £275,000

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HERE TO GET *you* THERE

NO CHAIN. Located in the highly sought-after location of Alkrington, this charming semi-detached true bungalow on Stanway Close presents an excellent opportunity for those seeking a home with great potential. The property boasts two well-proportioned bedrooms, a comfortable reception room, and a bathroom, making it ideal for small families or those looking to downsize.

One of the standout features of this bungalow is its generous corner plot, which offers a spacious rear garden perfect for outdoor activities or simply enjoying the fresh air. The property is sold with the added benefit of no chain, allowing for a smooth and swift transaction.

While the bungalow requires modernising throughout, this presents a unique opportunity for a potential buyer to create their dream home, tailoring the space to their personal taste and style. With off-road parking and a detached garage, convenience is at your fingertips, providing ample space for vehicles and additional storage.

This property is not just a house; it is a blank canvas waiting for your creative touch. Whether you are looking to invest or find a new place to call home, this bungalow in Alkrington is a rare find that should not be missed.

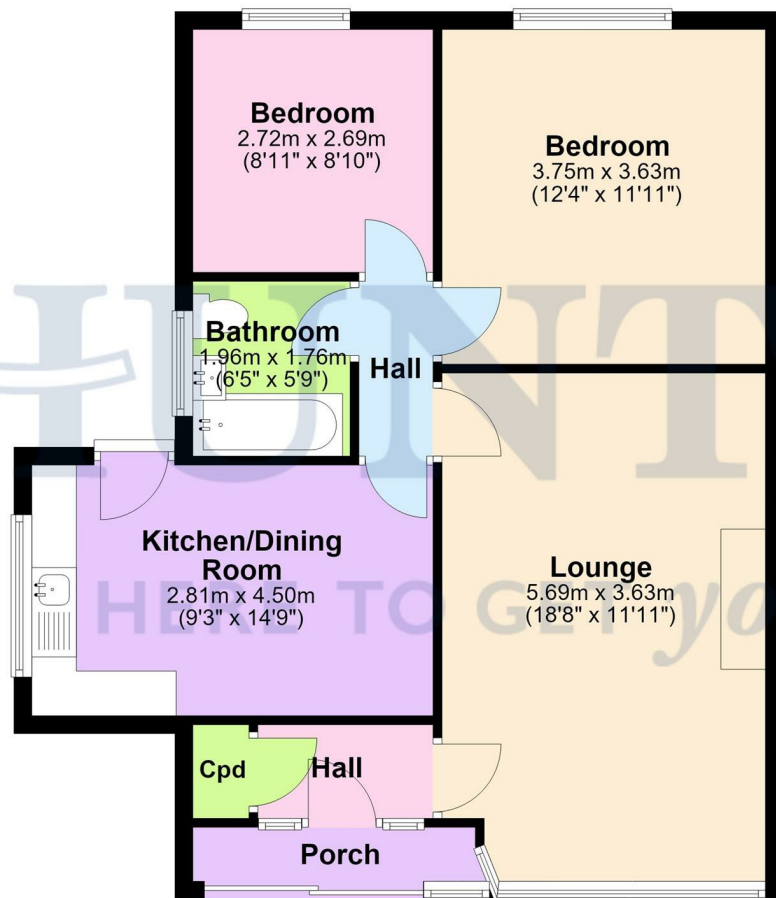
Tenure: Leasehold - 931 years remaining
Ground rent: £10PA
Council tax band: D
EPC Rated: TBC





Ground Floor

Approx. 66.3 sq. metres (714.1 sq. feet)

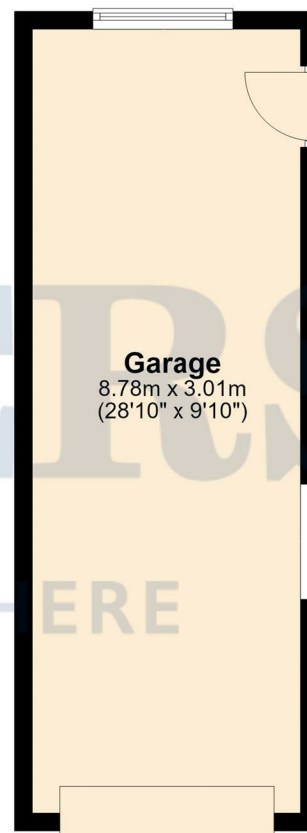


Total area: approx. 92.7 sq. metres (998.1 sq. feet)

Disclaimer - This floorplan is for illustrative purposes only. All measurements are approximate and not guaranteed to be exact or to scale. Whilst all efforts have been made to ensure its accuracy we make no guarantee, warranty or representation and any buyer should confirm measurements using their own source.
Plan produced using PlanUp.

Outbuilding

Approx. 26.4 sq. metres (284.0 sq. feet)



ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating

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

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents

Viewing

Please contact our Hunters North Manchester Office on 0161 637 4083 if you wish to arrange a viewing appointment for this property or require further information.



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