



**GASCOIGNE
HALMAN**

Barlow Moor Road, Chorlton
£250,000.00

THE AREA'S LEADING ESTATE AGENCY



A top floor spacious two bedroom apartment located in a fantastic position just strolling distance to the heart of the ever popular Chorlton Village with its bars, restaurant and boutique shops. Benefitting from a large open plan living kitchen diner, two double bedrooms, two bathrooms, allocated parking and lift access, this apartment is an ideal purchase for first time buyers.

Property details

- A Spacious and Well Presented Second Floor Apartment Within the Heart of Chorlton Village
- Welcoming Entrance Hallway and Utility/Storage Room
- Open Plan Modern Fitted Kitchen with Bright and Spacious Living/Dining Area
- Two Double Bedrooms, En-Suite Shower Room and Modern Fitted Bathroom
- Lift Access, Juliet Balcony and Allocated Secure Parking
- Moments from Beech Road, Local Amenities and Excellent Transport Links



About this property

This spacious two double bedroom apartment is found on the second floor of a modern building consisting of 12 apartments. Benefitting from an allocated parking space, intercom system and lift access, the property is also ideally located at the start of Chorlton Village providing easy access to a wide range of amenities and public transport.

The apartment consists of a welcoming entrance hall with a utility storage cupboard, a bright open plan living kitchen diner with double doors onto a Juliet balcony, the stylish kitchen with integrated appliances. The master bedroom is over 18ft in length and has an en-suite shower room. The second double bedroom and three piece family bathroom completes the accommodation.

This apartment is bright, spacious and in a perfect location for first time buyers and professional couples alike.

Chorlton is proving a popular location due to its excellent transport links with Manchester Airport and the national motorway network along nearby Princess Road. The centre of Chorlton has a wide range of shops that more than cater for everyday shopping requirements. Bars and restaurants here cater for all tastes. Chorlton Water Park running along the River Mersey is also popular with residents as is Chorlton Green. Schools and recreational facilities in the area are also good.





DIRECTIONS

M21 8AU

COUNCIL TAX BAND

C

TENURE

Leasehold

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

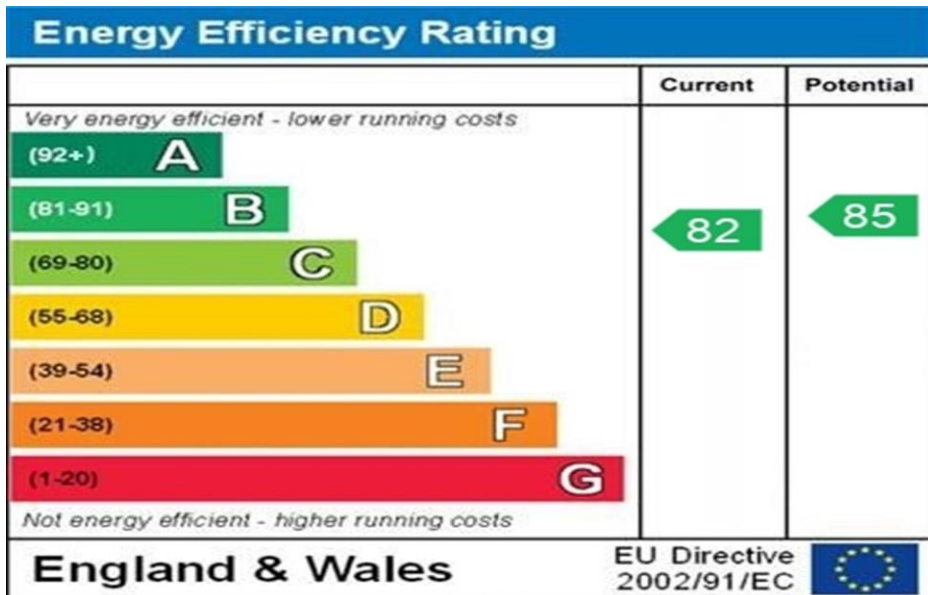
LOCAL AUTHORITY

Manchester City Council

VIEWING

Viewing strictly by appointment.

EFFICIENCY RATING



WWW.EPC4U.COM

PRIMARY SOURCE OF HEATING

Ask Agent

PRIMARY ARRANGEMENT FOR SEWERAGE

Ask Agent

PRIMARY SOURCE OF ELECTRICITY

Ask Agent

PRIMARY SOURCE OF WATER

Ask Agent

BROADBAND CONNECTION

Ask Agent

ANY EASEMENTS, SERVITUDES OR WAYLEAVES?

Ask Agent

ARE THERE ANY RESTRICTIONS ASSOCIATED WITH THE PROPERTY

Ask Agent

THE EXISTENCE OF ANY PUBLIC OR PRIVATE RIGHT OF WAY?

Ask Agent

SOURCES OF FLOODING

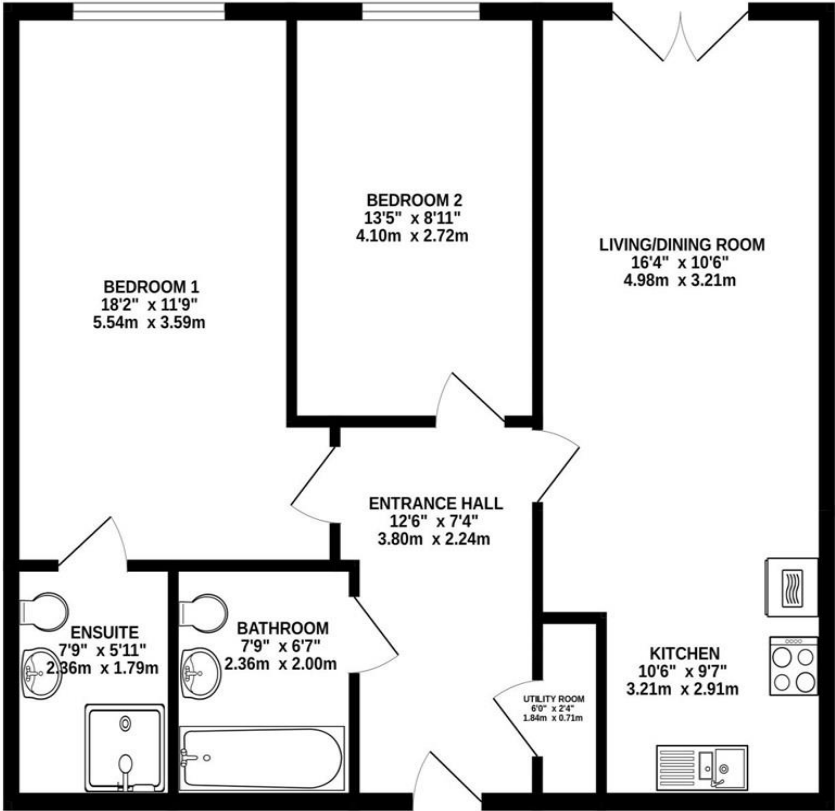
Ask Agent

HAS PROPERTY BEEN FLOODED IN 5 YEARS

Ask Agent

NOTICE Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

SECOND FLOOR
768 sq.ft. (71.3 sq.m.) approx.



TOTAL FLOOR AREA: 768 sq.ft. (71.3 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
Made with Metropix 6/2025



THE AREA'S LEADING ESTATE AGENCY

0161 445 7474 didsbury@gascoignehalman.co.uk
Elm House, 739 Wilmslow Road, Didsbury, Manchester, M20

6RN