46 Amersham Street, Salford, M5 4JA

£385,000

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RE/MAX
North

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- FREEHOLD
- Solar panels installed
- Built 2023 - Still under Warranty
- 4 Bed & 3 bath + WC
- Walking Distance to Salford Quays/Media City
- Extremely Energy-Efficient Home
- Easy access to Manchester city centre

Built in 2023, this well-presented semi-detached home has been maintained to an excellent standard and still retains that “new home” feel, benefiting from high-quality finishes and tasteful décor throughout.

Top-floor master suite offers a bright and cozy retreat, enhanced by sloped ceilings and natural light from skylight-style windows. The space features a large, upholstered bed with a modern headboard, complemented by neutral décor and soft carpeted flooring for a warm, inviting feel. With its private location and well-designed layout, this suite combines comfort and functionality in a peaceful setting.

Internally, the property features a welcoming entrance hallway leading to a bright and spacious lounge fitted with bespoke plantation shutters installed.

A bright and modern family kitchen with ample dining space, enhanced by stylish upgrades to the flooring, worktops, and cabinets.

Externally, the property enjoys a large driveway providing two off-road parking, and a newly landscaped rear garden — ideal for outdoor entertainment or relaxing with family. This property benefits from installed solar panels.

Conveniently located close to local schools, shops, and amenities, with excellent access to Salford town center, Langworthy Tram Stop, and the motorway, this property combines suburban comfort with easy connectivity.

Freehold
EPC: A

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Floor Plans

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Osbourne

4 Bedroom

Ground Floor

Kitchen / Dining	2540 x 4930	9'6" x 16'2"
Lounge	4780 x 2820	15'8" x 9'3"
WC	790 x 1920	2'7" x 6'4"

First Floor

Bedroom 2	2480 x 3950	8'2" x 12'11"
Bedroom 3	2660 x 3820	8'9" x 12'6"
Bedroom 4	2254 x 2863	7'4" x 9'4"
Bathroom	1980 x 1930	6'6" x 6'4"

Second Floor

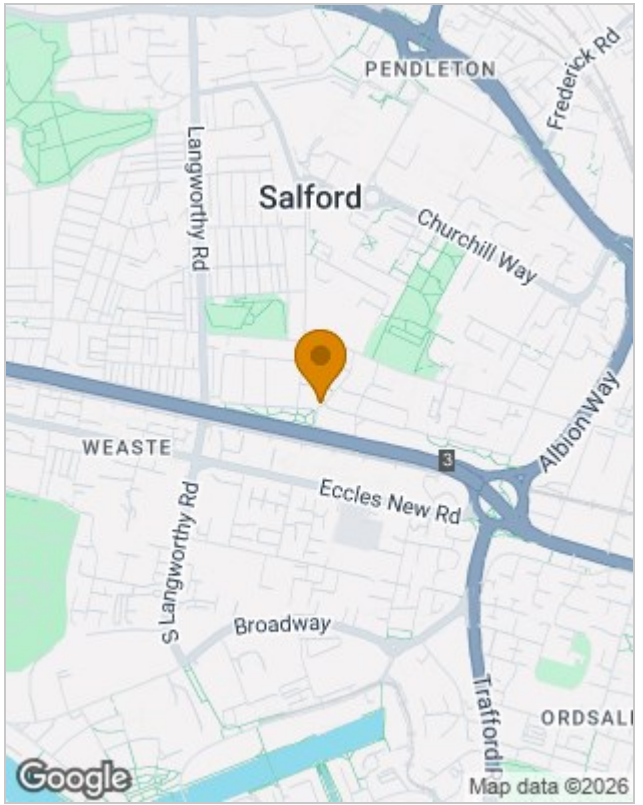
Bedroom 1	3710 x 6800	12'2" x 22'4"
En suite	2040 x 1165	6'8" x 3'10"

Please note: ›
Denotes points between which measurements are given.

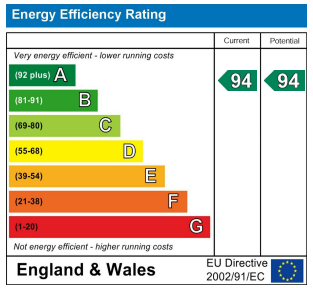
Dimensions stated are within 50mm (2") but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

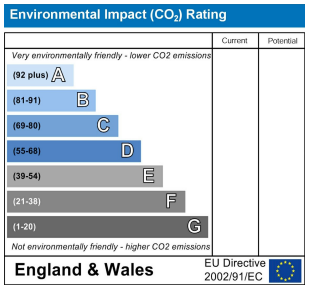
These are example elevations and there may be variations in block configuration and window sizes/locations. Please refer to construction elevation drawings for confirmation.

Location Map



Energy Performance Graph





Viewing

Please contact our RE/MAX North Sales Office on +44 (0) 1618 040807
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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