



Carrswood Road, Manchester, Brooklands, M23

Offers Over: £185,000

Leasehold

Carrswood Road, Manchester, Brooklands, M23

This well-presented two double bedroom ground floor apartment on Carrswood Road, Brooklands offers spacious and modern living, ideal for a range of buyers. The property boasts a bright and airy feel throughout, enhanced by large windows fitted with bespoke blinds, allowing for plenty of natural light.

At the heart of the home is the open plan living, dining, and kitchen area, designed for both comfort and practicality. The kitchen is fitted with a range of base and eye-level units, providing ample storage, along with space for appliances, making it a functional and inviting space for everyday living and entertaining.

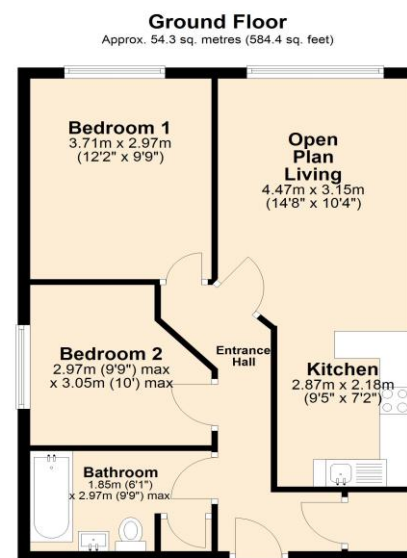
The apartment comprises two generously sized double bedrooms, with the main bedroom benefiting from a fitted wardrobe for added convenience. The second bedroom is equally spacious and versatile, suitable for guests, a home office, or additional living space.

A well-appointed bathroom features a modern three-piece suite, while the entrance hallway includes a large storage cupboard, offering valuable extra space.

Externally, the property benefits from allocated parking, adding to its appeal. Ideally located, the apartment is within easy reach of the Metrolink, major motorway networks, and the vibrant town centres of Timperley, Altrincham, and Sale.

This property presents an excellent opportunity for first-time buyers, professionals, and downsizers seeking a comfortable and conveniently located home.

- Leasehold
- 150 years from the 27th March 1998
- Service Charge £154.14 pcm
- EPC Grade C
- Council Tax Band C



Total area: approx. 54.3 sq. metres (584.4 sq. feet)





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.