9 Littler Avenue, Chorlton, M21 7WA

Offers Over £385,000

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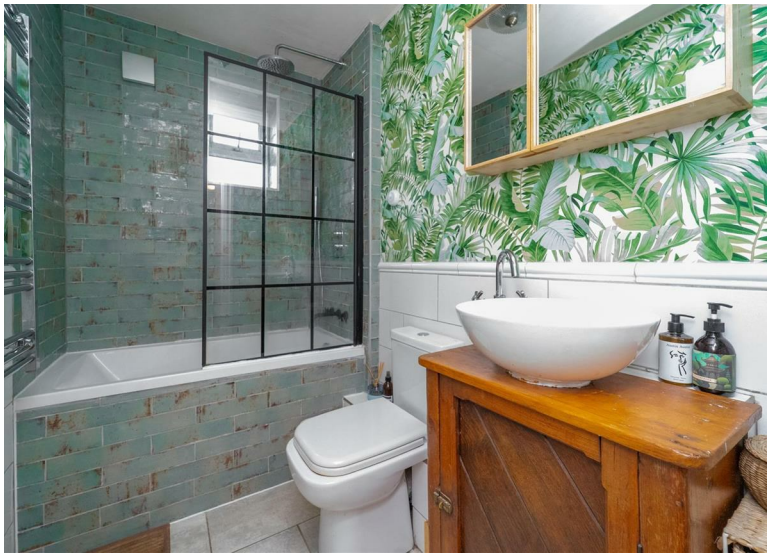
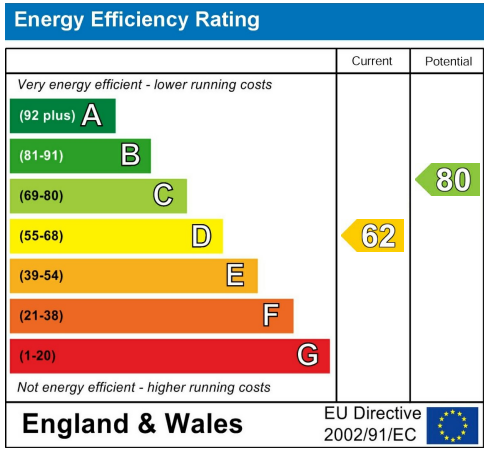
VIDEO TOUR AVAILABLE A stylishly presented THREE BEDROOM semi-detached home. Ideally situated at the end of a quiet cul-de-sac in a highly sought-after residential area, just off Floyd Avenue in Chorlton. Both Chorlton Water Park and Chorlton Park on your doorstep. This property boasts a central location with excellent transport links to the City Centre and Manchester International Airport via nearby bus routes or the Metrolink on Mauldeth Road West. In brief, the well-planned accommodation consists of an entrance hallway opening to a lounge to the front, a spacious fitted kitchen, and a dining room with views into the rear enclosed lawned garden, completing the ground floor. To the first floor there is a landing leading to three good sized bedrooms and a three-piece shower room. The property benefits from a good-sized enclosed lawned garden with a private patio area and is warmed by gas fired central heating. Internal inspection is highly recommended. It's perfectly positioned for easy access to the vibrant amenities of both West Didsbury and Chorlton, well-regarded local primary schools, Chorlton Golf Club, green open spaces, and the motorway network.

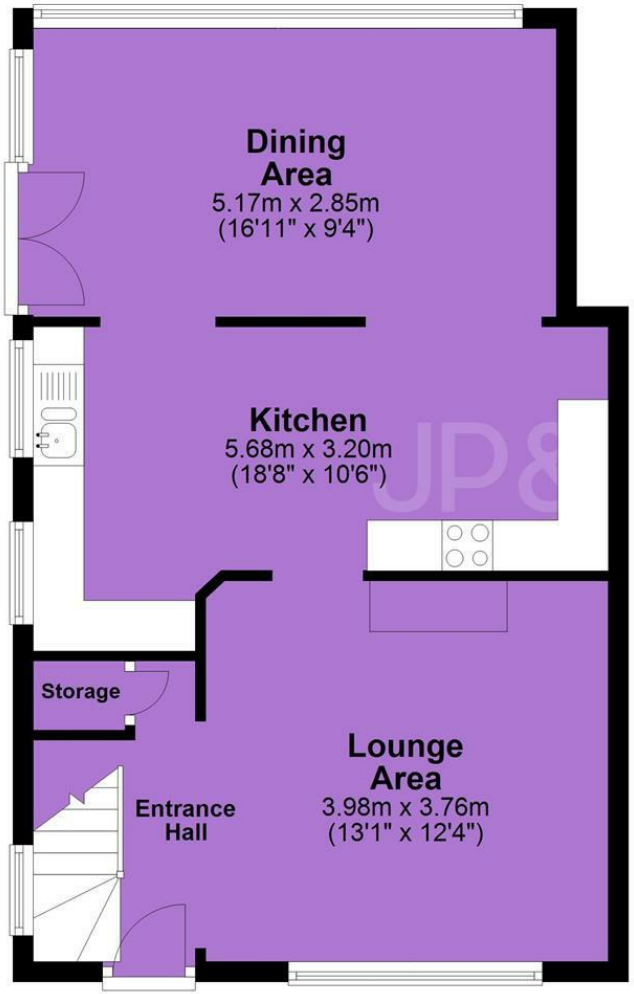


EPC Chart

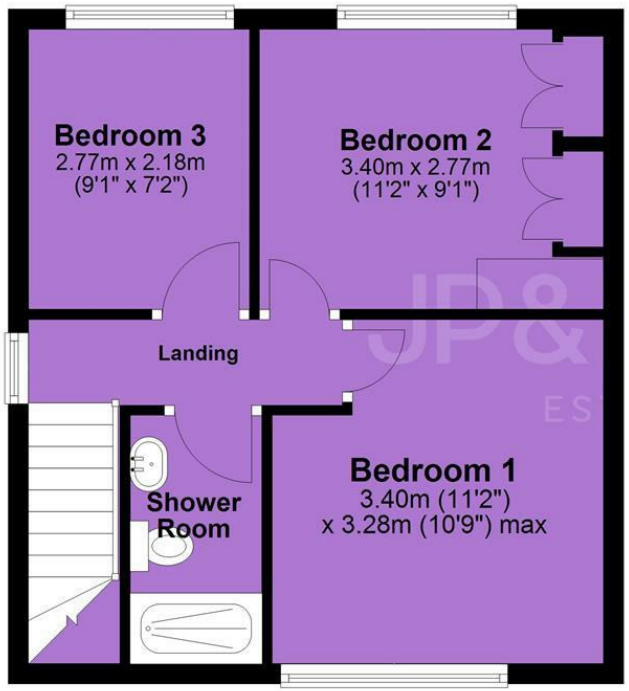


Tenure: **Freehold** Council Tax Band: **A**

Ground Floor



First Floor



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