

2 Endsleigh Road, Withington, Manchester, M20 4AD



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VIDEO TOUR AVAILABLE An extended & beautifully presented, **FOUR BEDROOM**, semi-detached, traditional property. Situated on a good-sized corner plot on this highly regarded, tree lined road in Withington, off Heaton Road.

Close by to parks, schools, universities and hospitals, a variety of amenities are just a short distance away, and there are fantastic transport links nearby giving direct access into the city centre and further afield.

In brief, this well-planned property consists of; an entrance hall, a useful storage cupboard, a charming lounge/dining room to the front aspect, a laundry room, a modern three-piece shower room, a stylish fully fitted kitchen/ breakfast room with views and access out into the rear garden, and a double bedroom completing this floor.

Stairs leading to the first-floor landing reveals two spacious double bedrooms, a further single bedroom, currently used as a walk-in wardrobe, and a contemporary three-piece bathroom suite complete with free standing roll top bath completing this fantastic property.

Other benefits include gas fired central heating, high ceilings, a driveway providing off road parking for multiple vehicles, and a sizable rear enclosed garden.

£495,000





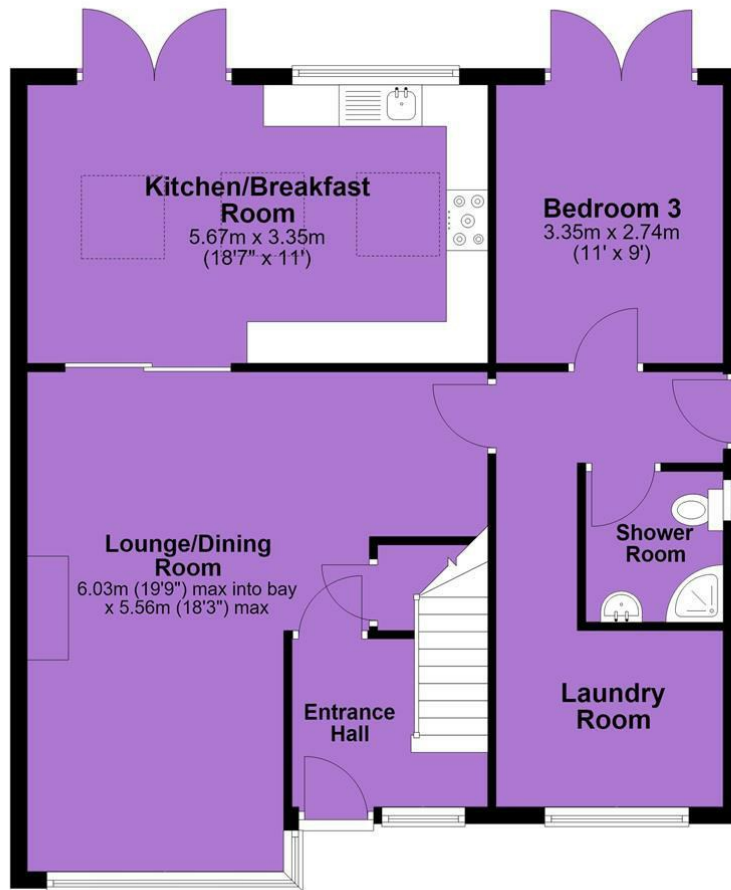
EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	76
(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 

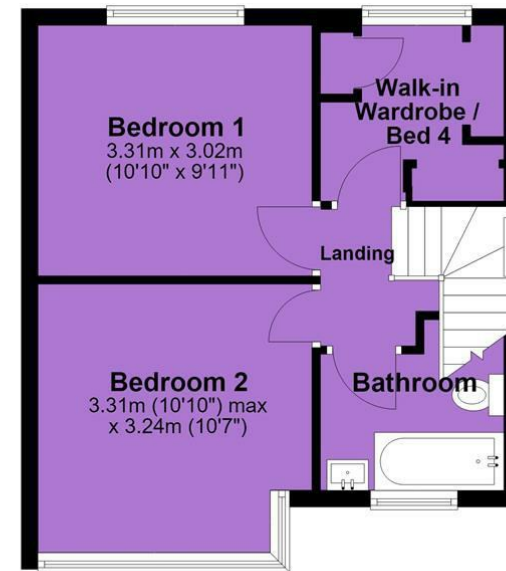


Tenure: Freehold Council Tax Band: C

Ground Floor



First Floor



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