



4 Southcombe Walk, Hulme, Manchester, M15 5NX

This centrally located three bedroom, three storey end town house is only a moment away from Hulme High St with its shops and convenience stores. The accommodation comprises, entrance hall with storage cupboard, modern shower room and bedroom three which has access to the rear area. Staircase to the first floor. A further two bedrooms and family three piece bathroom can be found on this floor. The second floor has the living room and fitted kitchen/diner, along with the balcony. Off road parking for 2 cars and small front garden. No Chain. Double glazing and gas central heating.

Price £285,000

Viewing arrangements

Viewing strictly by appointment through the agent

245 Deansgate, Manchester, M3 4EN 0161 833 9499 opt 3

Entrance Hall

Wooden flooring, radiator and stairs to the first floor.

Shower Room

6'3" x 4'11"

This modern shower room has been updated and improved. Tiled floor and walls, corner shower cubicle, wash hand basin and w.c Upvc double glazed window.

Bedroom Three

12'9" x 11'3"

Upvc double glazed window. and access to the rear. Wooden flooring and radiator

First Floor

Wooden flooring and radiator.

Bedroom Two

12'3" x 11'3"

Upvc double glazed corner window, wooden flooring and radiator..

Bedroom One

12'9" x 11'3"

Upvc double glazed window, wooden flooring and radiator..

Bathroom

9'0" x 6'9"

Spacious bathroom with shower over the bath, wash hand basin and w.c. Tiled floor and radiator.

Second Floor

Wooden flooring and radiator

Balcony

Sliding patio door leading to the balcony

Living Room

17'7" x 11'3"

Corner Upvc double glazed window, wooden flooring, radiator and tv points.

Kitchen/Diner

14'2" x 11'3"

Upvc double glazed window, tiled floor. Wall and base units with oven, hob and extractor hood. Sink unit.

Externally

Off road parking for 2 cars and partially covered by a canopy. Small garden to the rear which is paved and has a small decked area.

Additional Information

Ground Rent £150 pa (although not been collected) ask agent

Lease 150 Years from 2006.

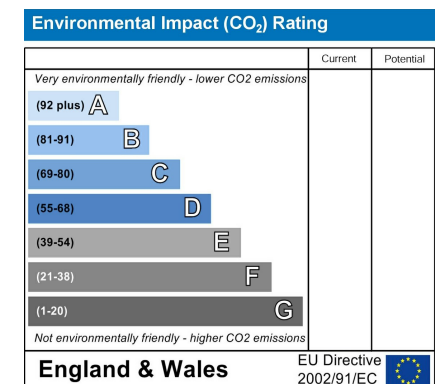
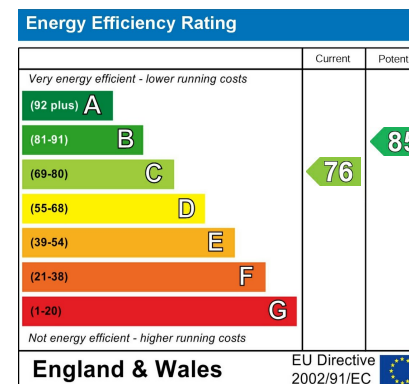
No service charges payable.

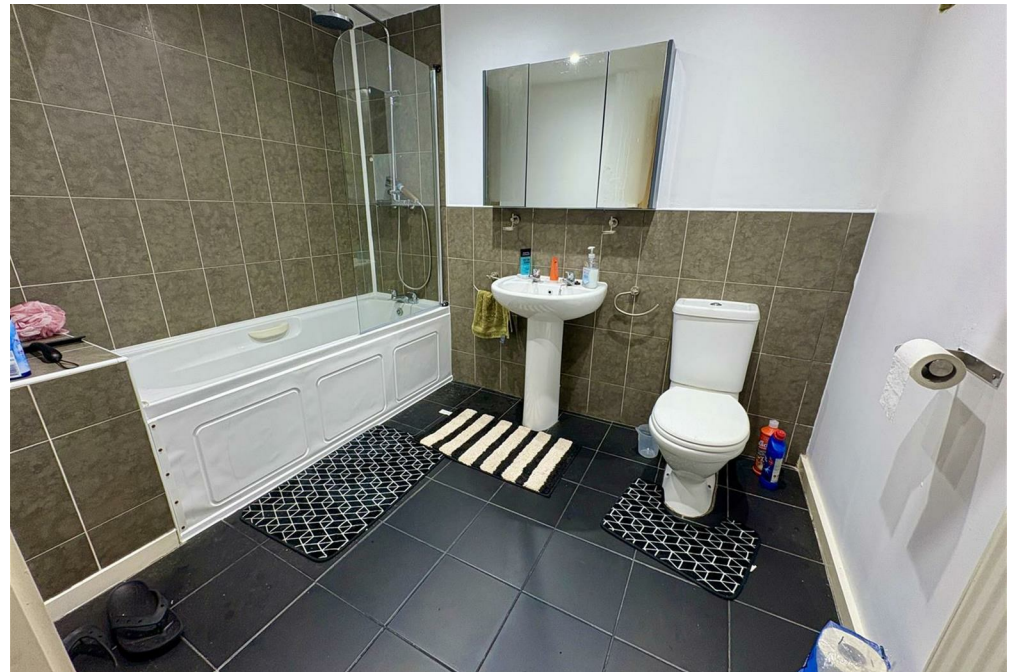
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Measurements are approximate. Not to scale. Illustrative purposes only
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