



jordan fishwick

NORTHENDEN
Church Road



Church Road, Northenden, M22 4WD

Guide Price £390,000



The Property

An impressive, four bedroom townhouse, set within a characterful historic building in Northenden Village located in the sought-after Conservation Area, close to the River Mersey.

A wonderful level of living space flows over one of the larger Church Inn building plots across three floors extending over 1500 sq. ft. Decorated to a high standard with high specification fittings throughout and recently fitted new carpet, numerous other noteworthy features include the four excellent double bedrooms, two modern bathrooms, a lovely & light open plan living/dining area and double doors leading through to the decked and landscaped garden area at the back of the property.

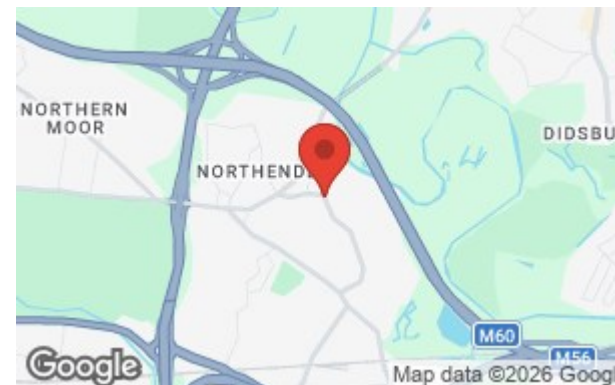
The living / dining area has recently restored solid oak flooring. Off the living/dining area is a large open plan kitchen with a comprehensive range of units, newly fitted high-quality AEG integrated appliances, downstairs WC just off the hallway, uPVC double glazing and gas central heating.

There is a beautifully landscaped garden which is easy to maintain with decked seating area and lower tier paved section with built-in brick barbecue to entertain family and guests and a tandem driveway providing parking for two vehicles.

Located perfectly for extensive walks along the banks of the River Mersey, the property is also within easy reach of a popular local park, excellent schools and local independent cafes and bars. This is a modern home with charm, style and heritage in a convenient location which is within easy reach of Northenden & Didsbury Villages, the motorway network and Manchester Airport.

Directions

M22 4WD



- Superb townhouse over 1500 sq ft
- High level of presentation throughout
- Four double bedrooms
- Two modern bathrooms & downstairs WC
- Open plan ground floor living space over 37ft
- Comprehensively fitted kitchen
- Landscaped garden & decked seating area
- Tandem parking space
- Gas central heating & uPVC Double glazing
- Close to Northenden Village, Didsbury & The River Mersey

Postcode - M22 4WD

EPC Rating - B

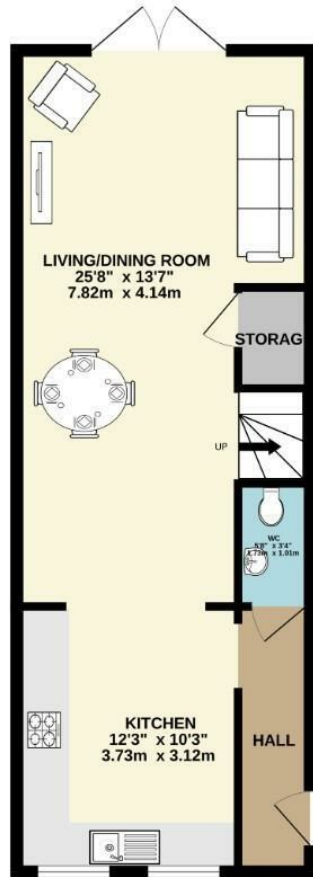
Floor Area - 1537.00 sq ft

Local Authority - Manchester City Council

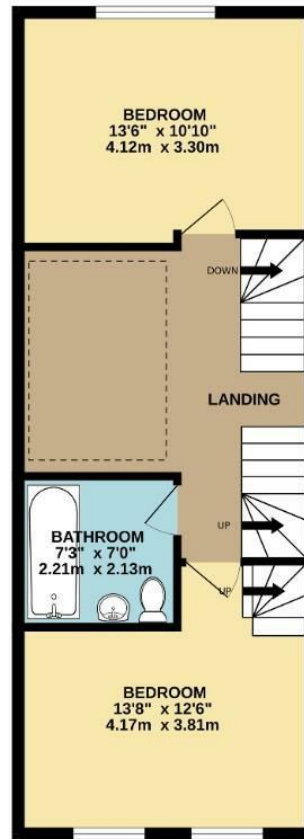
Council Tax - D



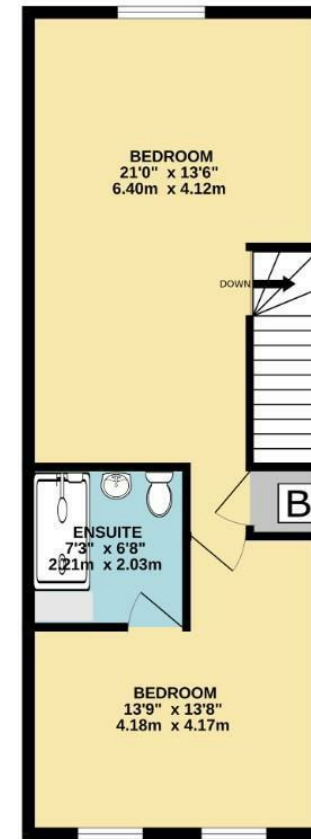
GROUND FLOOR
512 sq.ft. (47.6 sq.m.) approx.



FIRST FLOOR
512 sq.ft. (47.6 sq.m.) approx.



SECOND FLOOR
512 sq.ft. (47.6 sq.m.) approx.



TOTAL FLOOR AREA : 1537 sq.ft. (142.8 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

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