



jordan fishwick

Flat 15, 32 Dudley Road, Whalley Range, M16 8DT

Guide Price £235,000



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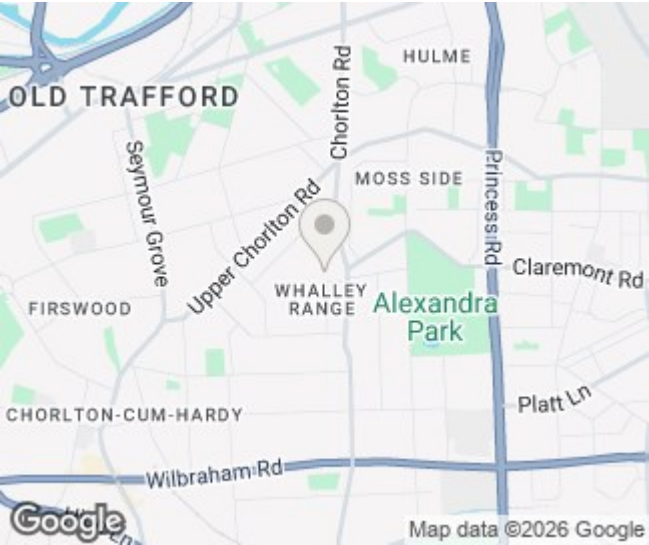
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The Property

****NO CHAIN****A two bedroom ground floor apartment located in the leafy suburb of Whalley Range, providing spacious and light accommodation. The property is conveniently positioned only a short stroll from all local amenities, transport links and Alexandra Park. The property briefly comprises of an Entrance Hallway, 18ft open Living/Dining/Kitchen, main bedroom, second bedroom, bathroom with a modern three piece suite and a private garden. The Living/Dining/Kitchen boasting space for storage along with additional cupboard space. Externally there is ample of communal parking including directly in front of the property and well maintained communal gardens. Residents also have use of a communal storage space within the multiple cellar chambers of the main Alnwick House. Both double glazing and gas central heating have been installed in the property. An internal viewing is most highly recommended.

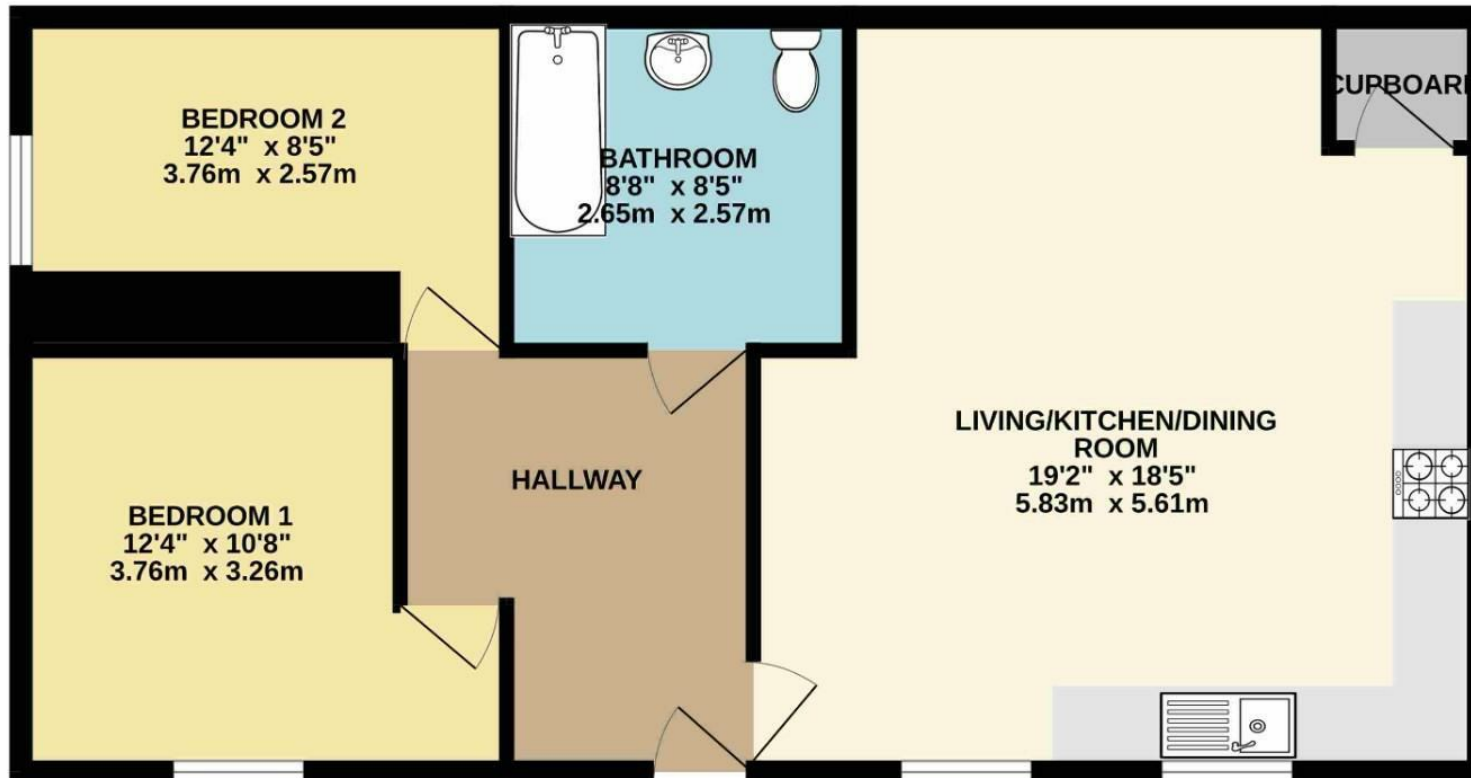
- NO CHAIN
- Two double bedroom one bathroom
- Ground floor apartment
- 18ft Open Livind/Dining/Kitchen
- Private Garden
- Well placed for all local amenities and transport links
- Double Glazing and Gas central heating fitted
- Short stroll from Alexandra Park



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



GROUND FLOOR
691 sq.ft. (64.2 sq.m.) approx.



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

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