22 Dennison Avenue, Withington, Manchester, M20 1GB





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VIDEO TOUR AVAILABLE This attractive three-bedroom mid-terrace property is situated on a popular residential Road, off Mauldeth Road West, in Withington, offering well-presented accommodation arranged over two floors with a separate garden office.
This home is well placed for the amenities and facilities available in Withington and the surrounding areas, with a selection of local shops, vibrant bars and restaurants. Excellent transport links via Wilmslow Road, providing easy access into Manchester City Centre and Manchester Airport.

To the ground floor, the entrance hall leads to the fitted kitchen and has modern white cabinets and butcher block worktops, a lounge featuring a characterful fireplace with space for a log burner and access through French doors to a generous covered decked sun area spanning the rear of the property, providing an excellent sheltered space for seating, with direct access to the landscaped rear garden.

Upstairs, the landing leads to three well-proportioned bedrooms together with the three-piece family bathroom. The principal bedroom retains an original cast iron fireplace, adding character and charm.

Further features include gas-fired central heating, a practical gravelled driveway providing off-road parking and a landscaped rear garden with an artificial lawn. To the rear of the garden is the valuable addition of a detached outbuilding with electricity, offering flexible additional space for a variety of uses. Early viewing is highly recommended to fully appreciate the accommodation, garden and additional outdoor space on offer.

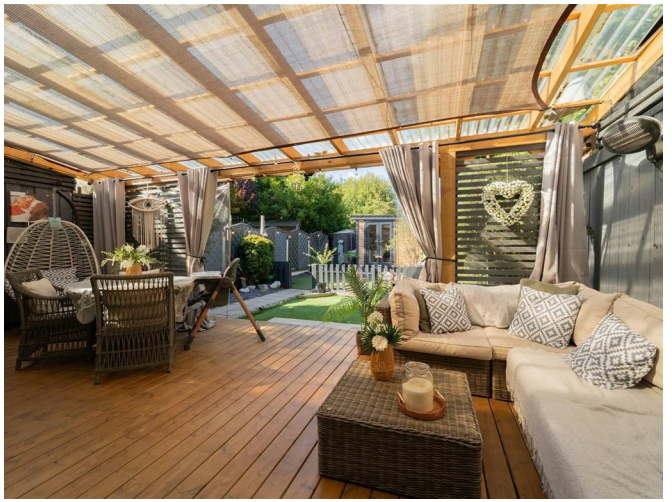
£295,000







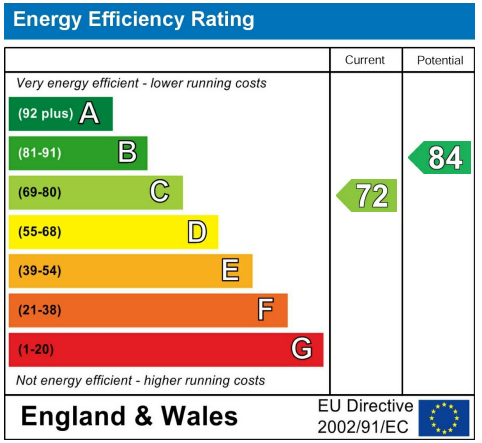








EPC Chart



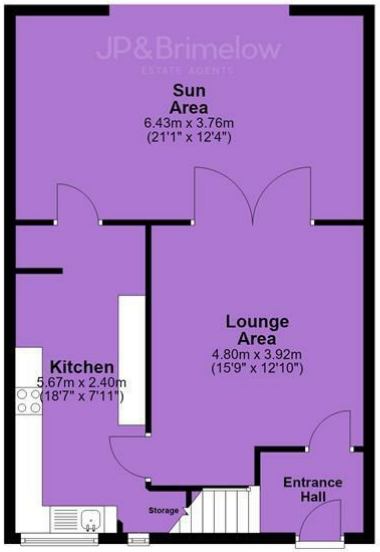




Tenure: **Freehold** Council Tax Band: **A**

Ground Floor





First Floor



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