

TRADING PLACES



Warburton Lane,
Partington, M31

£249,950

 3 Bedrooms

 1 Bathroom

 1 Reception



Warburton Lane, Partington, M31

TRADING PLACES ESTATE AGENTS are delighted to offer for sale this well presented THREE BEDROOM semi detached property presented in genuine 'move in condition'. In brief, the deceptively spacious, accommodation comprises; a welcoming entrance hallway, through 28ft lounge/diner. The fitted kitchen itself comes complete with a host of wall and base units with contrasting worksurfaces. Access into an covered carport can be found via the kitchen which provides excellent dry storage space. To the first floor level, a shaped landing gives access into three generously sized bedrooms and a contemporary four piece bathroom. Externally to the front of the property, there is a gated driveway offers ample off road parking space and leads up to a single garage. To the rear of the property, a mainly lawned garden, an excellent area for alfresco dining during those summer months. Further benefits of this desirable home include double glazing and gas central heating. This well presented property is located within walking distance of Partington's town centre close to the recently built shopping centre, our Lady of Lourdes Catholic Primary School 0.4 miles and Broadoak School 0.2 miles. Partington benefits from easy access to Lymm and is just a few minutes drive to the M60 motorway.





GROUND FLOOR
467 sq.ft. (43.4 sq.m.) approx.

1ST FLOOR
468 sq.ft. (43.4 sq.m.) approx.

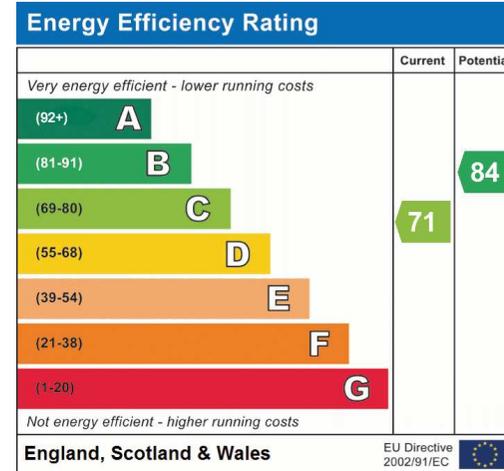


TOTAL FLOOR AREA: 934 sq.ft. (86.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the footprint contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metroptx ©2026



Features

- Detached garage
- Off Road parking for several cars
- Modern fitted kitchen Contemporary kitchen
- Modern bathroom
- Mature Garden
- Close to Amenities
- In catchment for
- Fully Double Glazed



Address: Warburton Lane, Partington, M31



TRADING PLACES

Tel: 01617470022

Web: tradingplaces.co.uk

Email: mark@tradingplacesurmston.co.uk

133 Barton Road, Stretford, Manchester M32 8DN

Disclaimer* (While every effort has been made to ensure the accuracy and completeness of the information, Trading Places and the seller makes no representations or warranties of any kind, express or implied, about the completeness, accuracy, reliability, or suitability of the information contained in this advertisement for any purpose and any reliance you place on such information is strictly at your own risk. All information should be confirmed by your legal representative).