



Jordan fishwick

59 Cromwell Avenue, Whalley Range, M16 0BG

Guide Price £335,000



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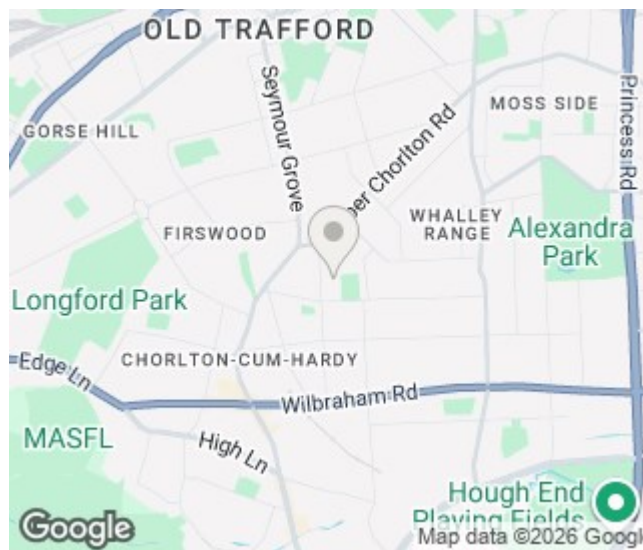
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The Property

An immaculately presented and stylishly decorated THREE BEDROOM MID TERRACE PERIOD PROPERTY located on a quiet residential road in the leafy South Manchester suburb of Whalley Range. This delightful property is located within walking distance of Chorlton Village, multiple local schools and parks as well as the Metro, providing fast access to both the City Centre and nearby airport and will prove ideal for a young couple or family. The property is offered for sale in MOVE-IN READY condition having been tastefully updated throughout by the current owners while retaining MANY ORIGINAL FEATURES creating a delightful blend of modern comfort and period charm. The accommodation briefly comprises: covered porch, entrance hallway, lounge with box bay window, spacious sitting/dining room, kitchen fitted with modern shaker style units. To the first floor there are three good sized bedrooms, the second benefitting from full height fitted wardrobes and bathroom, recently refitted with a period style Burlington suite with freestanding roll top bath and feature tiled walls and flooring. Both double glazing and gas central heating throughout. Externally a walled courtyard garden features a large Indian Sandstone patio area and beds with timber boundaries. If you are seeking a stylish and spacious property in a desirable location, this terraced house on Cromwell Avenue is not to be missed.

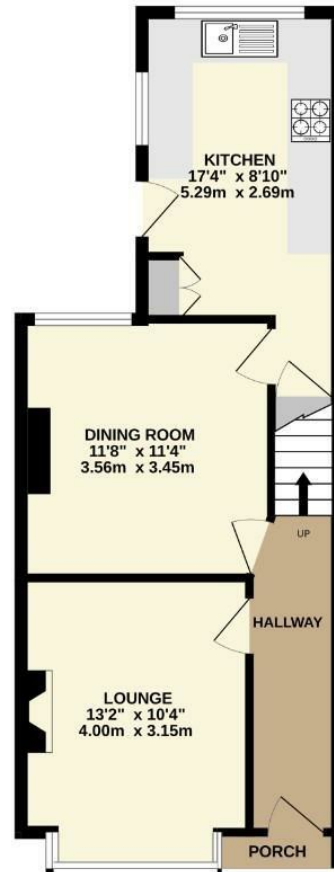
- Superbly presented mid terrace period property
- Three good sized bedrooms and two reception rooms
- Stylishly updated and decorated throughout
- Many original features retained
- Well placed for Chorlton Village and the Metro
- Short stroll from all local amenities, schools and parks
- Move-in ready condition
- Ideal for young couple or family
- Council Tax Band: A



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



1ST FLOOR
443 sq.ft. (41.2 sq.m.) approx.



TOTAL FLOOR AREA: 910 sq.ft. (84.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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.
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