74 York Avenue, Whalley Range, Manchester, M16 0AG

Offers In The Region Of £335,000

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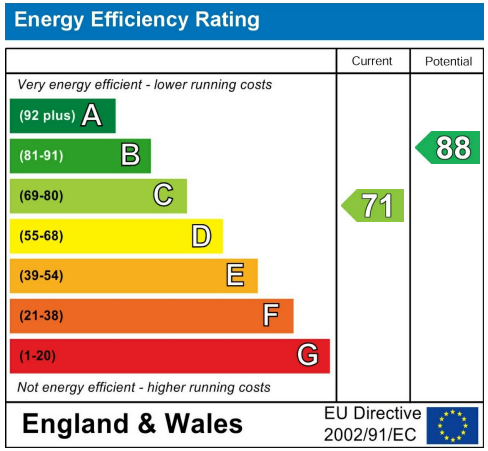
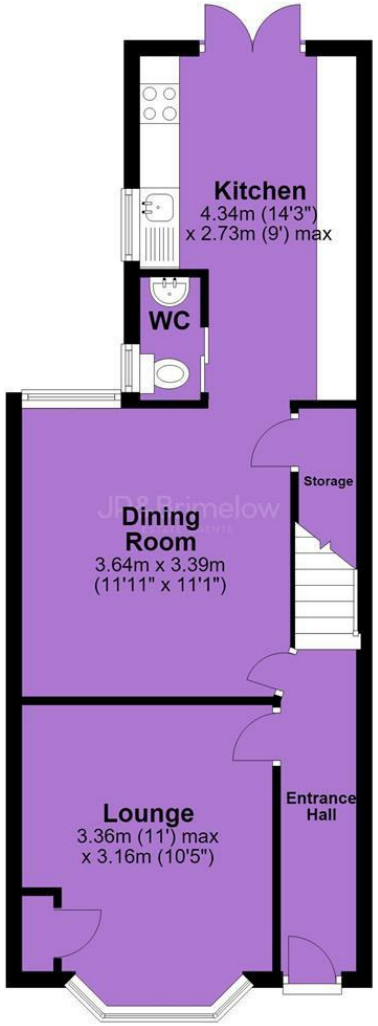
VIDEO TOUR AVAILABLE A stylishly presented & light, THREE BEDROOMED, period, bay-fronted, mid-terraced property situated on a highly popular Avenue off Clarendon Road in Whalley Range. In a highly desirable location within walking distance to the local shops, amenities on offer in both Chorlton & Whalley Range and close to the Ofsted 'Outstanding' Manley Park Primary School. In a fantastic position within a ten-minute walk of the Metrolink stations in Chorlton or Firswood giving you direct access to Manchester City Centre & Media City. In brief the well-planned accommodation comprises; vestibule, entrance hallway, a lounge with a bay window to the front aspect, a dining room leading to a downstairs W.C and a fitted kitchen with bi-folding doors to the ground floor with access out into the rear enclosed courtyard style garden. To the first floor there is a landing leading to three well-portioned bedrooms and a modern white three-piece bathroom suite. The property benefits from; high ceilings, warmed by gas fired central heating, positioned overlooking Manley Park and an enclosed courtyard style with raised planted flower beds. Early viewing is highly recommended due to the location.

EPC Chart

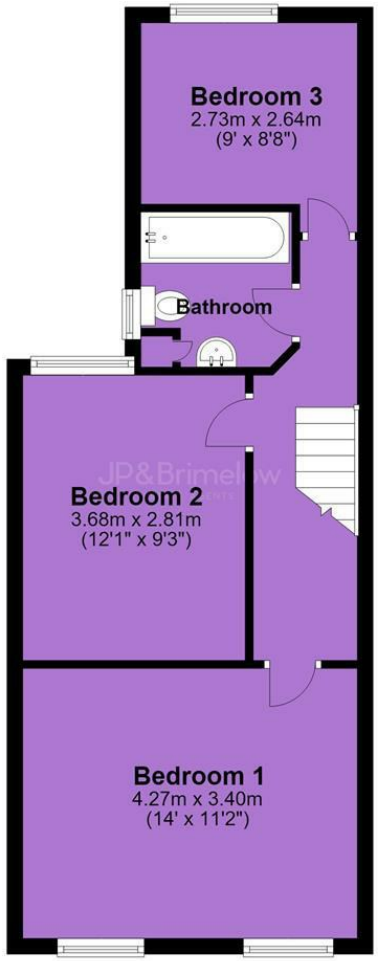


Tenure: **Freehold** Council Tax Band: **A**

Ground Floor



First Floor



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