
Clarke and Co are pleased to bring to the market this well-presented two-bedroom first floor apartment situated in a quiet cul-de-sac location, offering spacious accommodation and convenient access to local amenities and transport links. The property on offer comprises; entrance hallway, open plan kitchen/ living room, two bedrooms and a family bathroom. This accommodation would make an ideal first home, investment opportunity, or choice if you're looking to downsize.

Service charge - £85 pcm

Ground rent - £323.13

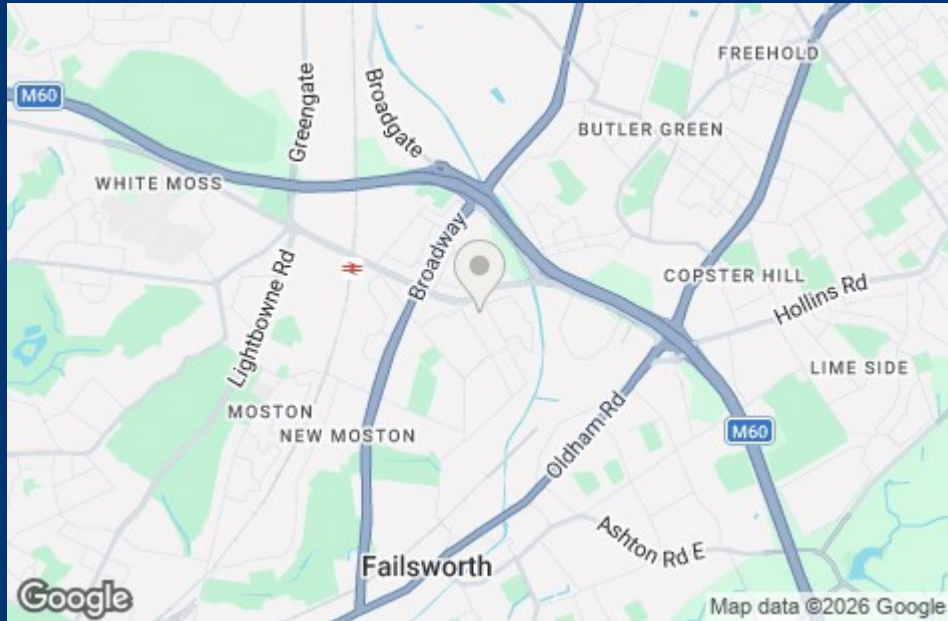


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MAPLE GROVE, MANCHESTER, M40 3RF

CLARKE & CO.

the property professionals





Accommodation and Amenities

Entrance Hall

Upvc entrance door. laminate flooring and storage cupboard.

Open Plan Kitchen / Living Room

Open plan living room/kitchen with laminate flooring and radiator. Fitted kitchen comprising wall and base units, work surfaces, built-in oven, gas hob with extractor and tiled splashbacks.

Bedroom 1

Rear facing window and fitted wardrobes.

Bedroom 2

Rear facing window and fitted wardrobes

Bathroom

Wet room style bathroom comprising electric shower, wash hand basin and WC, tiled walls.





Terms

PRICE: £140,000

Disclaimer

Clarke & Co. Estate Agents for themselves and the vendors, whose agents they are, give notice that all these details have been prepared in good faith. No checks of any services have been made (water, electrical, gas or drains), heating appliances or any mechanical or electrical equipment. Measurements are normally taken by 'Sonic tape' and therefore can only be an approximation. Items in photographs may not be included in the sale. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each statement and no warranty is given by Clarke & Co., their employees, agents or the vendors. The property is offered subject to contract and may be withdrawn at any time

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