



Beech Road, Chorlton

Manchester

In Excess of £600,000

GASCOIGNE HALMAN
THE AREA'S LEADING ESTATE AGENCY



9 Beech Road

Chorlton, Manchester

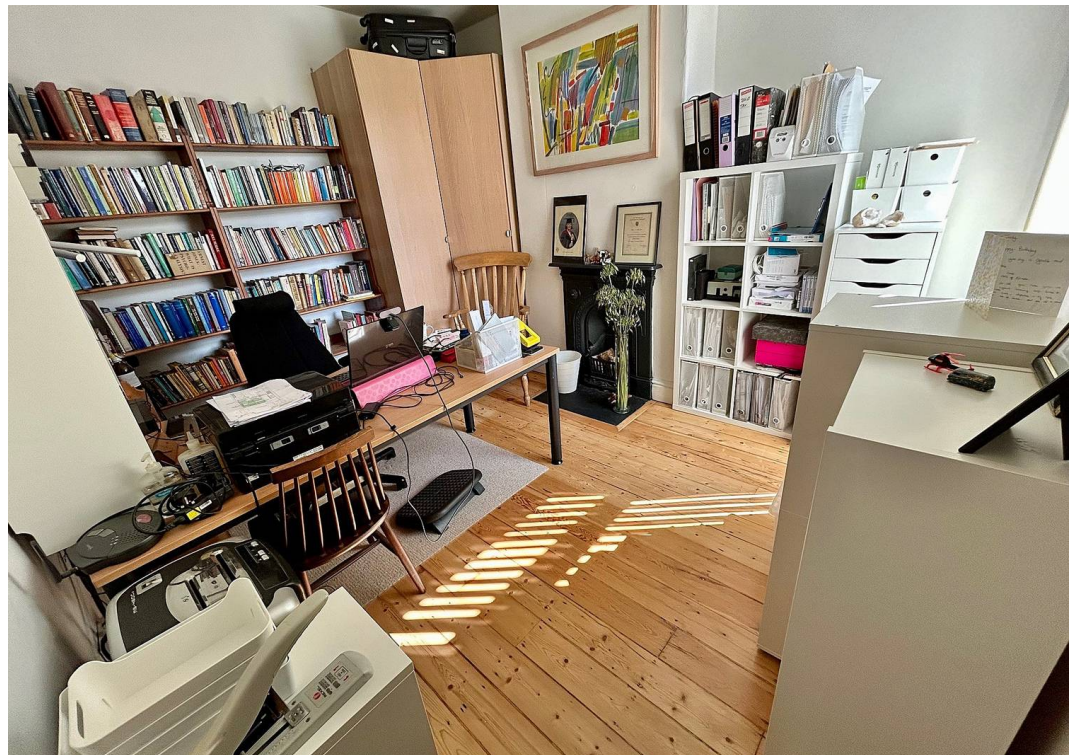
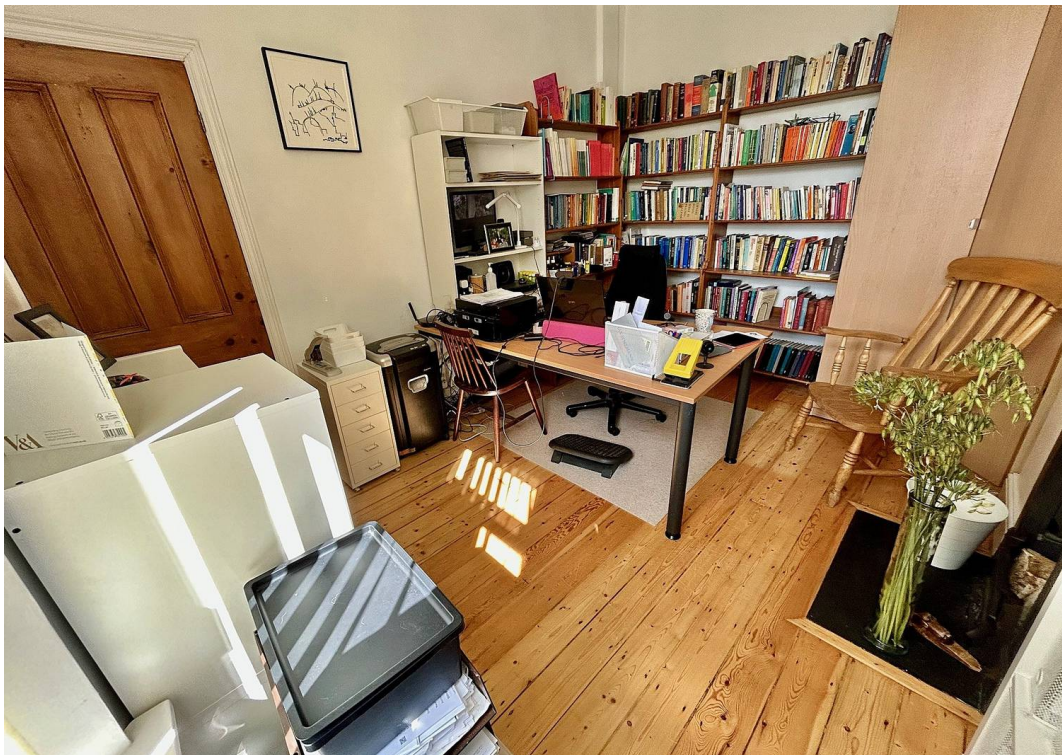
Council Tax band: C

Tenure: Freehold

- A Stylish and Well Presented Period Terrace Property
- Measuring an Impressive 1558 SQ FT
- Retaining a Wealth of Original Features
- Two Large Reception Rooms and a Modern Fitted Dining Kitchen
- Four Excellent Sized Bedrooms and a Three Piece Bathroom Suite
- Located in the Heart of Chorlton on the Ever Popular Beech Road and Close to Transport Links









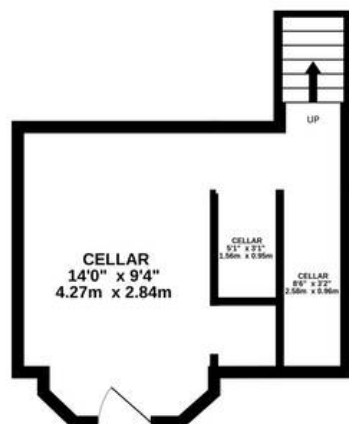
This stylish and well presented period terrace property offers an impressive 1,558 square feet of accommodation, blending classic character with modern living. Retaining a wealth of original features, the home welcomes you with a spacious entrance hallway that leads to two large reception rooms, each boasting high ceilings and decorative detailing. The modern fitted dining kitchen provides ample space, with contemporary units.

To the first floor you will find three excellent sized bedrooms, each offering generous proportions and plenty of natural light, making them ideal for families or those seeking flexible home office space. The three piece bathroom suite serves all four bedrooms. The second floor boasts a further double bedroom which features an attractive sky light.

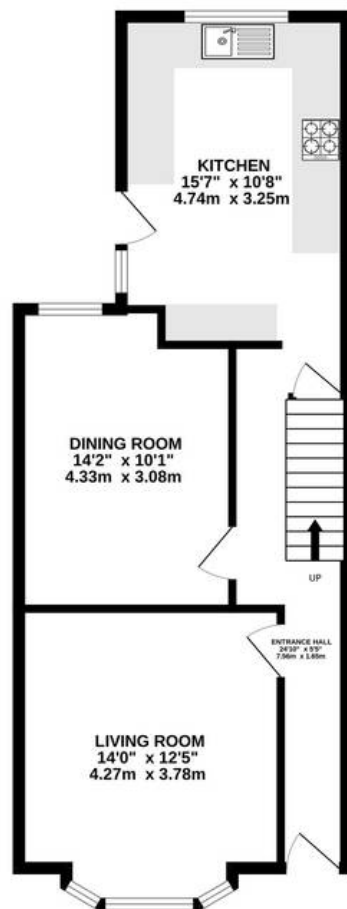
Located in the heart of Chorlton, this property is set on the ever popular Beech Road, renowned for its vibrant atmosphere, independent shops, and cafes. Excellent transport links are within easy reach, providing convenient access to Manchester city centre and surrounding areas.

The outside space complements the beautifully, offering a private and low maintenance rear garden. The paved patio area provides an ideal spot for outdoor dining, while mature borders add a touch of greenery and privacy. To the front, the property features an attractive walled garden with established planting, enhancing its period charm and kerb appeal. Residents will appreciate the convenience of on street parking, as well as the proximity to local parks and green spaces, including Chorlton Green and the River Mersey.

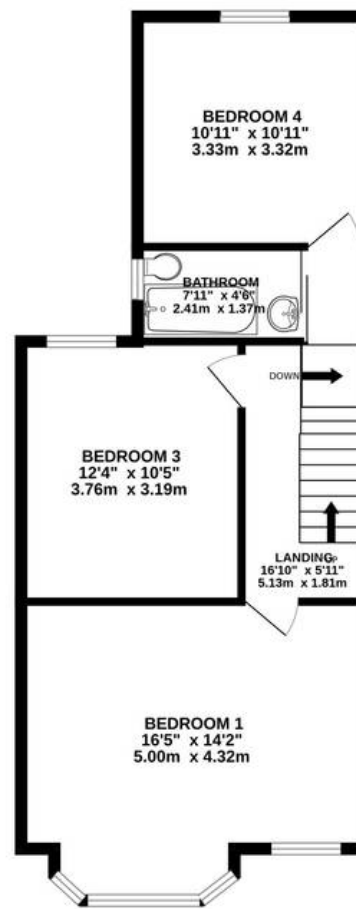
BASEMENT
215 sq.ft. (20.0 sq.m.) approx.



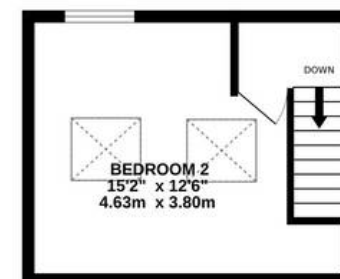
GROUND FLOOR
571 sq.ft. (53.1 sq.m.) approx.



1ST FLOOR
582 sq.ft. (54.1 sq.m.) approx.



2ND FLOOR
190 sq.ft. (17.6 sq.m.) approx.



TOTAL FLOOR AREA : 1558 sq.ft. (144.7 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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