

# HUNTERS®

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## Altrincham Road

Manchester, M22 4RZ

Asking Price £150,000



We are acting in the sale of the above property and have received an offer of £147,500. Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.

Located in a private development on Altrincham Road in Manchester, this charming two-bedroom house offers a delightful blend of comfort and convenience. Upon entering, you are welcomed into a spacious reception room, perfect for both relaxation and entertaining guests. The property features two well-proportioned bedrooms, providing ample space for rest and personalisation.

The house is situated within a secure gated facility, ensuring peace of mind and a sense of community. Residents can enjoy the beautifully maintained communal gardens, an ideal spot for leisurely strolls or enjoying the outdoors. Additionally, the property boasts allocated parking, making it easy for you and your guests to come and go with ease.

One of the standout features of this home is its excellent transport links, allowing for effortless commuting to the wider Manchester area and beyond. Whether you are a first-time buyer or looking to downsize, this property presents an excellent opportunity to enjoy modern living in a vibrant location. With its appealing features and prime location, this house is sure to attract interest. Don't miss the chance to make it your own.



Entrance/Hallway

Living space/Kitchen 22'6 x 15' (6.86m x 4.57m)

Bedroom 13'6 x 10'3 (4.11m x 3.12m)

Bedroom 10' x 9'6 (3.05m x 2.90m)

Bathroom 8'6 x 8'5 (2.59m x 2.57m)

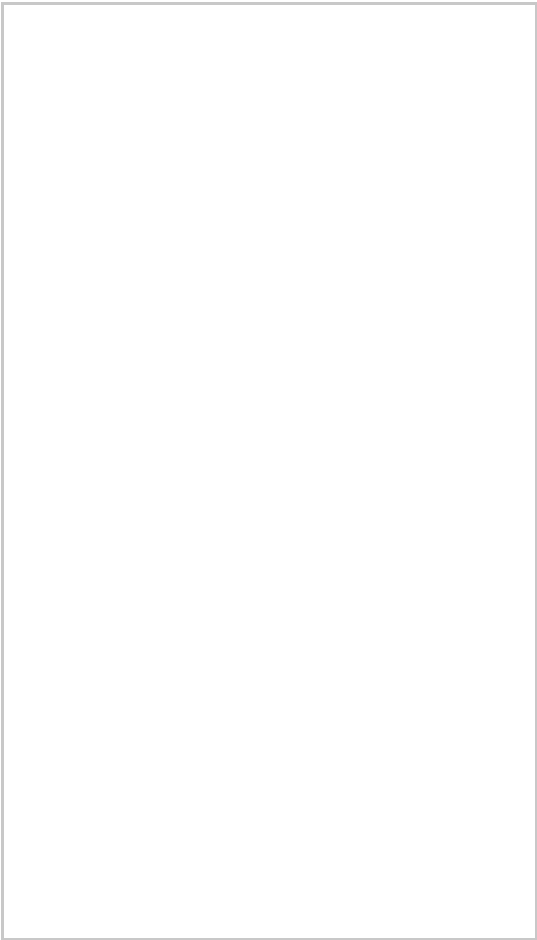
Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.

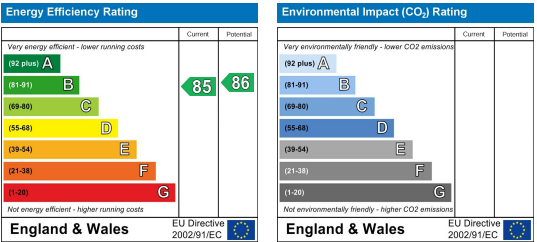
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.