



70 Upper Park Road Salford, M7 4JA Offers in excess of £550,000

Set within a gated development in the heart of Broughton Park, this generously proportioned first-floor apartment combines space, security and quality. It is finished to a high standard throughout and feels both refined and easy to live in.

Access is through an electric security gate, with a manual keycode entry that is Shabbat-compliant. Residents have remote-controlled underground parking with two allocated spaces, a private basement storage room, and a lift to the apartment door. The lift can be reached from the car park or the ground-floor entrance. Outside, the beautifully landscaped gardens can be enjoyed from the apartment's balcony.

A spacious entrance hall with recessed lighting and storage leads to the bright lounge and dining room. Its windows overlook the gardens and it opens onto the balcony, so it suits both family life and entertaining.

The SieMatic kitchen has sleek Corian worktops and integrated NEFF appliances, and it opens onto the balcony with tree-lined views. Hardwood double glazing runs throughout, and a video entry system adds everyday convenience and security.

There are three spacious bedrooms. The principal bedroom has its own en-suite bathroom, and the second bedroom opens onto the balcony. The third bedroom is filled with natural light and would suit a child's room, guest room or home office. A stylish, fully tiled family bathroom completes the accommodation.

- Three spacious bedrooms, two bathrooms
- 1,518 sq. ft first-floor apartment
- Gated development in Broughton Park
- Remote-controlled underground parking, two spaces
- Basement storage room
- Lift access from car park or ground entrance
- SieMatic kitchen, Corian worktops, NEFF appliances
- Balcony overlooking landscaped gardens
- Hardwood double glazing and video entry
- CHAIN FREE!

Viewing

Please contact our HomeDaze Manchester Office on 0161 691 1916

if you wish to arrange a viewing appointment for this property or require further information



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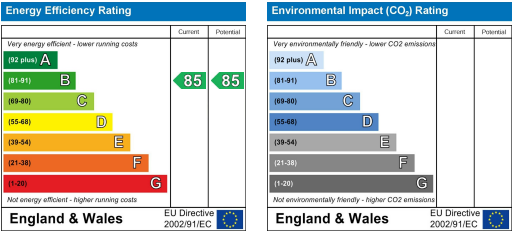
Floor Plan



Area Map



Energy Efficiency Graph



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