

6 Hammett Road, Chorlton Green, Manchester, M21 9HY



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ESTATE AGENTS



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VIDEO TOUR AVAILABLE An attractive and beautifully renovated, THREE BEDROOM, mid-terrace property. The property is located in the heart of Chorlton Green and has been internally remodelled and extended by the current owners creating space and modern living throughout.

With Chorlton Nature Reserve at the bottom of the road, Brookburn & Chorlton C & E primary schools are all on your doorstep and the cafes and bars for which Chorlton Green is loved by so many, is a five-minute walk away on Beech Road.

The property has undergone a complete back to brick restoration, offering a wealth of charm and character and has been updated to an excellent standard throughout.

The property is spread over three floors and in brief comprises of a stunning front facing lounge, and an impressive open plan kitchen/dining area. The kitchen is fully fitted and complete with a central breakfast island and high-end fixtures and fittings, and a useful storage cupboard. The dining area overlooks the rear courtyard-style garden and opens onto it via bi-fold doors, creating a seamless indoor-outdoor living space.

Stairs leading to the first-floor landing reveals two good sized double bedrooms, and a stylishly designed white three-piece bathroom suite finished with brushed gold finishes.

Whilst to the second floor there is an additional well-proportioned bedroom complimented by an en-suite shower room, dressing area, and access into the useful eave's storage.

Other benefits include gas fired central heating, period features, high ceilings, ceiling coving, column radiators, and a rear enclosed landscaped courtyard.


OFFERED WITH NO ONWARD CHAIN.

£495,000





EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			86
(69-80) C		76	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	

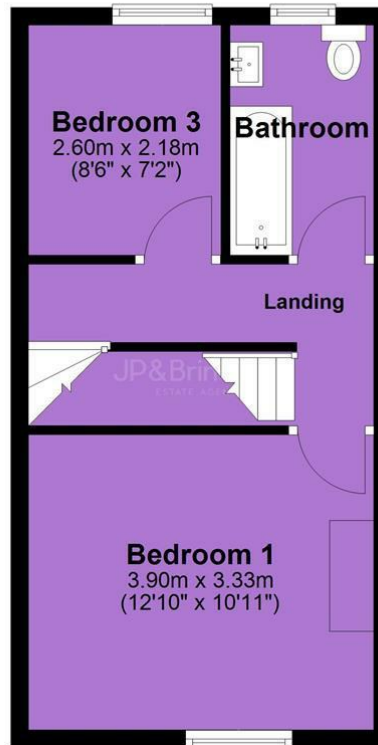


Tenure: Freehold Council Tax Band: B

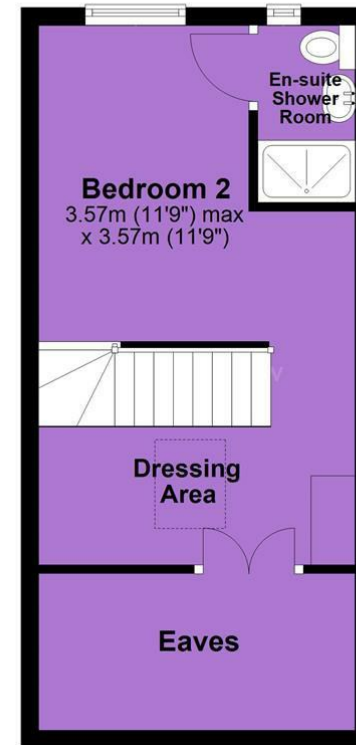
Ground Floor



First Floor



Second Floor



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