

# HUNTERS®

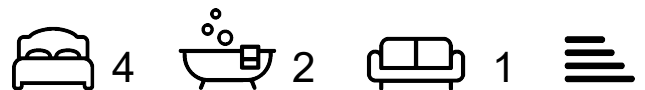
HERE TO GET *you* THERE



## Terence Street

Manchester, M40 1QD

Price £299,995



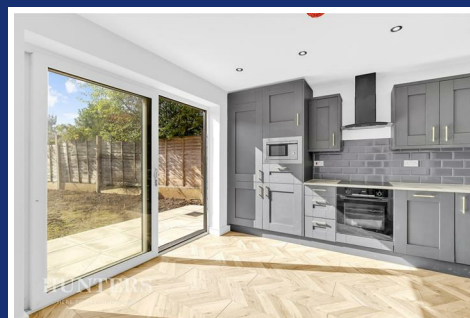
Council Tax: C



# 33 Terence Street

Manchester, M40 1QD

Price £299,995



Daisy Bank development is a stylish development which stand out from most other new build developments due to the style and quality. The site will consist of 18, 4 bedroom 3 storey houses with a mixture of Semi-Detached and Mews style properties all with the same internal layout, high quality fittings and off road parking and short walk to Brookdale Park.

The development is conveniently situated just a 10 minute drive from the City Centre and offers easy access to public transport and a short distance from the M60 Motorway network which is ideal for anyone working within the City Centre or requiring access to the Motorway network.

The internal accommodation will comprise lounge, guest wc and kitchen diner on the ground floor, 2 bedrooms and bathroom on the first floor and 2 further bedrooms and shower room on the 2nd floor.

The homes will benefit from gas central heating and Upvc triple glazing with the internal fittings in the kitchen to include integrated fridge/freezer, dishwasher, washer dryer, electric oven, hob and extractor fan.

Externally each property will have a drive for off road parking along with South facing enclosed rear gardens. EPC Rating B

**\*\*PHOTO'S ARE FOR REFFERENCE ONLY AND ARE OF A SIMILAR DEVELOPMENT TO INDICATE THE LOOK AND FINISH OF THESE PROPERTIES ONCE COMPLETED\*\***

### Lounge

13'1" x 11'9" (4.0m x 3.6m)

Upvc triple glazed window, radiator.

### Guest WC

Low level wc and wash hand basin, splashback, radiator.

### Kitchen Diner

11'9" x 12'1" (max) (3.6m x 3.7m (max))

Fitted wall and base units with work surfaces and tiled splashback, integrated fridge freezer, washing machine and dishwasher. Electric oven, hob and extractor hood. Patio doors leading to rear garden.

### Bedroom 1

12'1" x 11'9" (3.7m x 3.6m)

Upvc triple glazed window, radiator.

### Bedroom 2

11'9" x 7'10" (3.6m x 2.4m)

Upvc triple glazed window, radiator.

### Bathroom

8'6" x 5'2" (2.6m x 1.6m)

4 piece suite comprising bath, tiled shower enclosure, wash hand basin and low level wc., extractor fan, radiator.

### Bedroom 3

11'9" x 12'5" (into eaves) (3.6m x 3.8m (into eaves))

Upvc triple glazed window, radiator.

### Bedroom 4

11'9" x 10'9" (into eaves) (3.6m x 3.3m (into eaves))

Upvc triple glazed window, radiator.

### Shower Room

Shower enclosure, wash hand basin and low level wc. radiator.

### Exteranally

South facing enclosed garden and driveway.

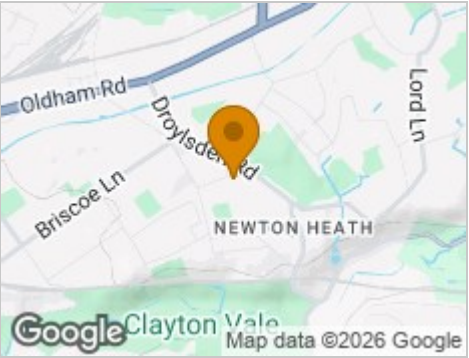
Road Map



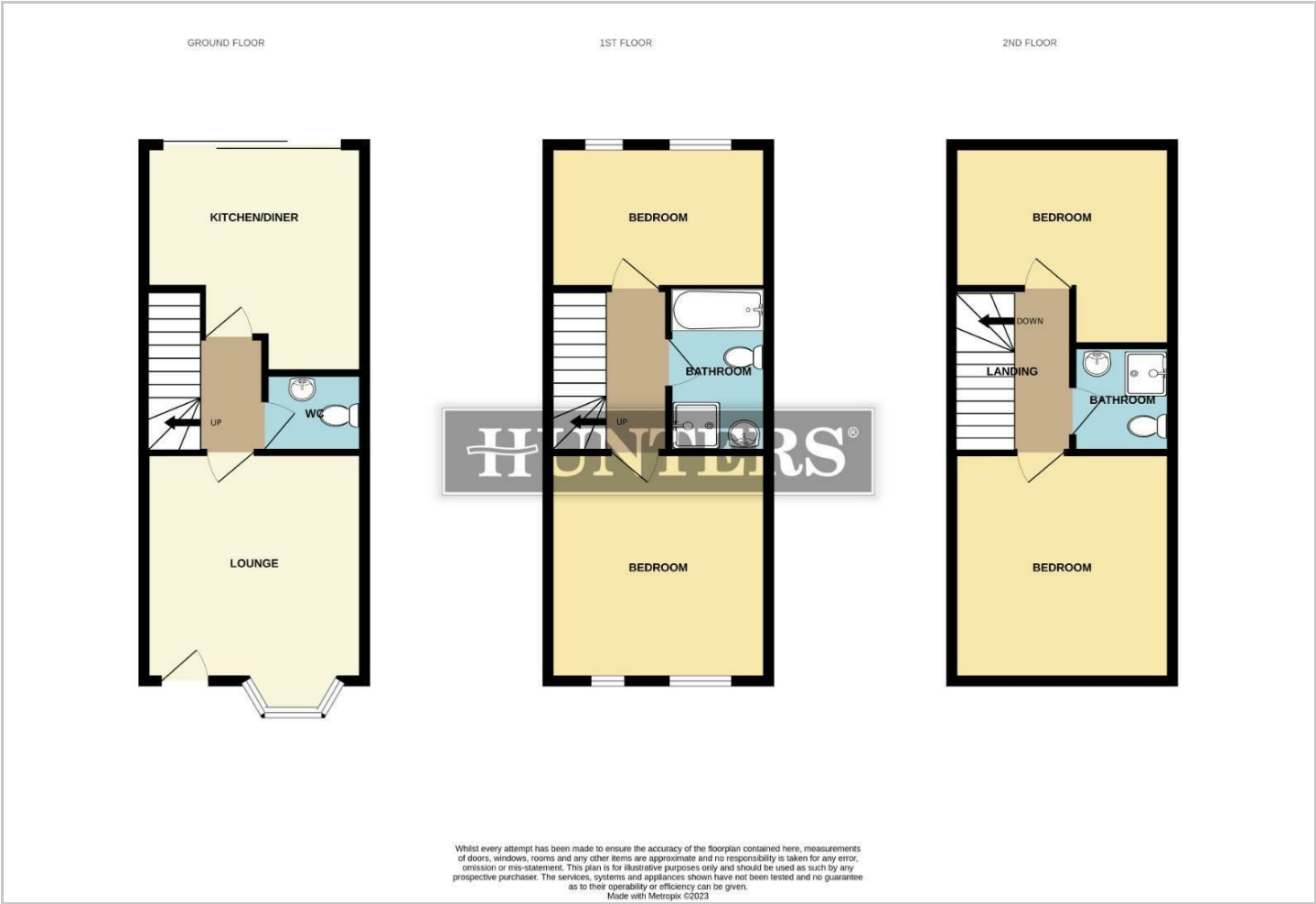
Hybrid Map



Terrain Map



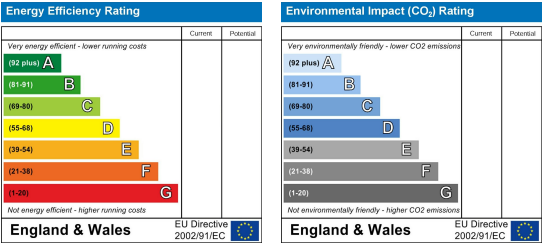
Floor Plan



Viewing

Please contact our Hunters Oldham Office on 0161 669 4833 if you wish to arrange a viewing appointment for this property or require further information.

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.