

65 Dorset Avenue, Fallowfield, Manchester, M14 7WR

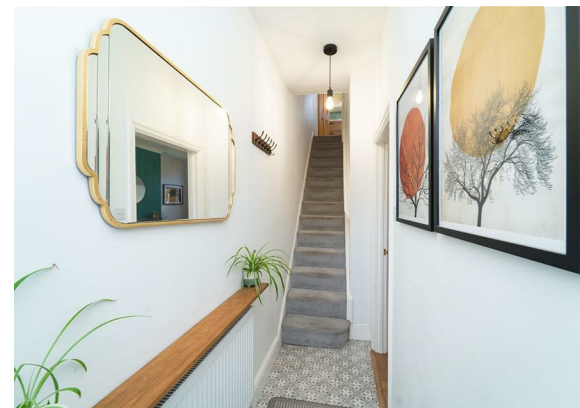


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Offers In The Region Of £225,000

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VIDEO TOUR AVAILABLE A delightful TWO DOUBLE BEDROOM, period mid terrace property. Located on a quiet residential road here in Fallowfield. Situated a short drive from Manchester city centre, with good transport links on Princess parkway, close to Alexandra Park with a selection of sports activities, Hough End leisure centre in the direction of West Didsbury and Divine Mercy Primary School nearby. In brief the well-planned property consists of an entrance hall, a stylish and spacious lounge/diner and a fitter kitchen which allows access out into the rear enclosed courtyard style garden. To the first floor the landing reveals two double bedrooms and a three-piece family bathroom completing this lovely home. The property benefits from gas fired central heating and a rear enclosed courtyard style decked garden.





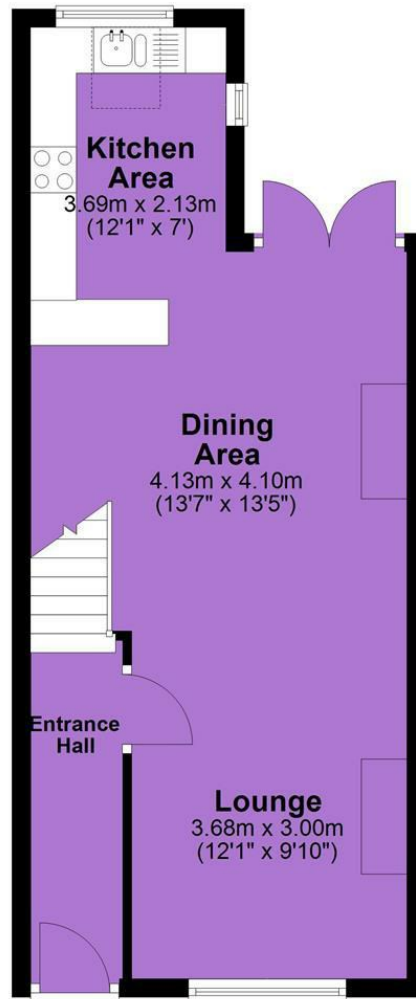
EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	71	
(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 	

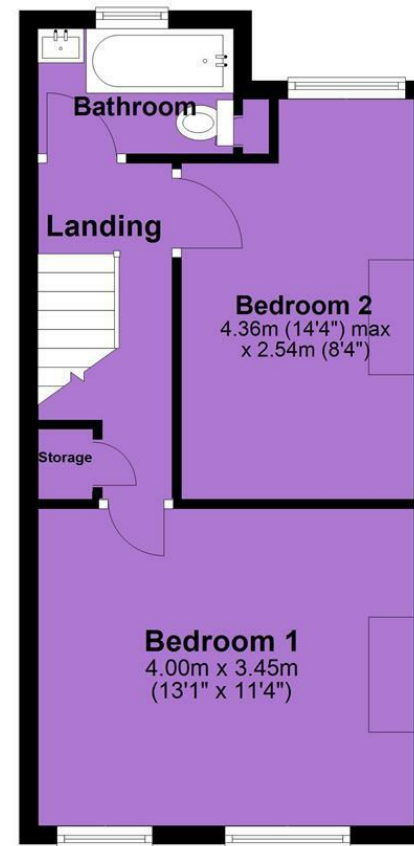


Tenure: **Freehold** Council Tax Band: **A**

Ground Floor



First Floor



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