

48 Neale Road, Chorlton Green, Manchester, M21 9DQ



JP&Brimelow
ESTATE AGENTS

Offers In The Region Of £400,000

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VIDEO TOUR AVAILABLE An attractive & stylishly presented, TWO DOUBLE BEDROOM, period, end of terrace property. Situated on a popular residential road in Chorlton Green, off Beech Road. Within easy walking distance of all of the independent shops/bars/restaurants, Beech Road Park, and the transport links on Barlow Moor Road which give you direct access to the City Centre, Media City, and Manchester International Airport. Chorlton Nature Reserve and excellent primary schools are also nearby. In brief the property consists; a porch, entrance hall, a dining room with a bay window to the front aspect, a lounge with stripped and varnished floor boards with a useful storage cupboard, and an extended fitted kitchen with access out into the rear courtyard style garden. Stairs leading to the first-floor landing reveal a good-sized double bedroom, an additional bedroom, and a white three-piece bathroom suite. The property benefits from feature period fireplaces, warmed by a gas fired central, high ceilings, picture railings, stripped and varnished floor boards, period features, and a good-sized plot with a rear patio terrace and a larger than average enclosed private rear garden. OFFERED WITH NO ONWARD CHAIN. Viewing is a must for this property and location.





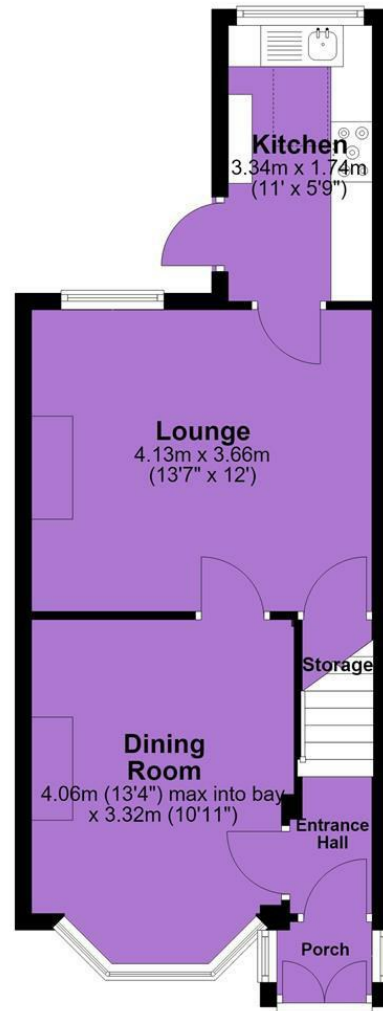
EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		85
(69-80)	C		
(55-68)	D	64	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

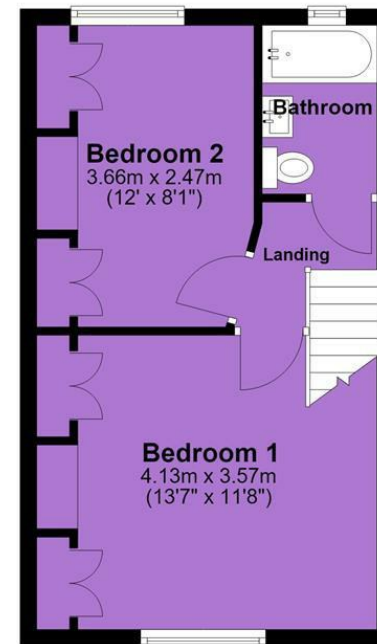


Tenure: **Freehold** Council Tax Band: **B**

Ground Floor



First Floor



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