

jordan fishwick

Apt 16, 1a Range Road, Whalley Range, M16 8FS

Guide Price £245,000



Apt 16 Former St. Edmunds Church, 1a, Range Road, Whalley Range, Manchester, M16 8FS

Guide Price £245,000



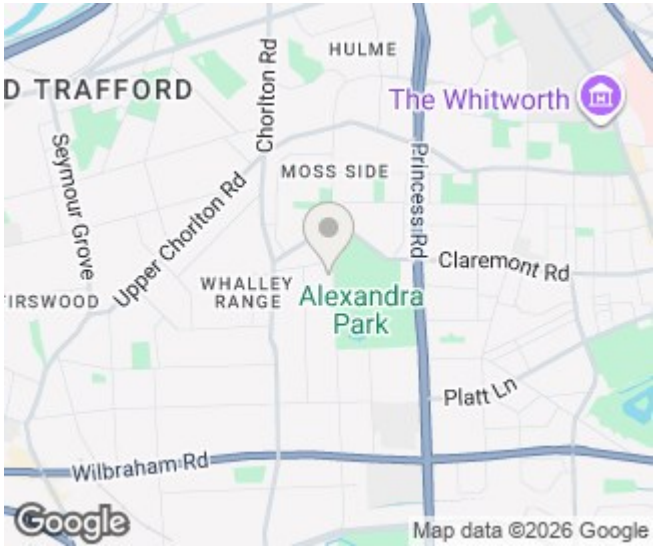


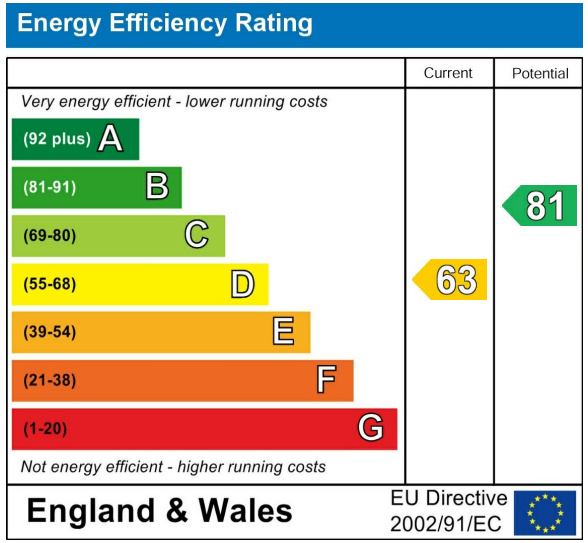


The Property

NO CHAIN Located within the beautifully restored Grade II listed St Edmunds Church, on a tree-lined road opposite Alexandra Park, is this superbly presented southerly facing second/third floor TWO DOUBLE BEDROOM DUPLEX APARTMENT. Offering in excess of 1000sqft of spacious and light accommodation over two floors, this magnificent apartment is offered for sale in MOVE-IN READY condition having been updated throughout by the current owners and offers a rare blend of historic character and contemporary living. The property benefits from unrestricted on-street parking and is located within walking distance of all local amenities, transport links, and multiple local schools. Access to the building is gained via two secure coded doors, covered by security cameras, leading to a communal entrance hallway with stairs to all floors. The accommodation benefits from double glazing and a smart electric heating/hot water system, and briefly comprises: entrance hallway, cloakroom/wc, 21ft lounge/diner and spacious open plan kitchen/breakfast room with integrated appliances. Stairs lead to the third floor landing providing access to an exit door (fire exit stairs are 5m to the right), the main bathroom, fitted with a modern three piece suite, and two large double bedrooms, each with vaulted ceilings, a wardrobe and chest of drawers. Externally, well maintained communal gardens surround the development plus residents enjoy use of additional bike storage space within the lower ground floor. Early viewing is most highly recommended.

- NO CHAIN
- Superbly presented two double bedroom duplex apartment
- 1000sqft versatile accommodation over two floors
- Magnificent Grade II listed church conversion
- Adjacent to Alexandra Park
- Well placed for all local amenities and transport links
- Well maintained communal gardens
- Move-in ready condition
- Council Tax Band: D. EPC rating: D



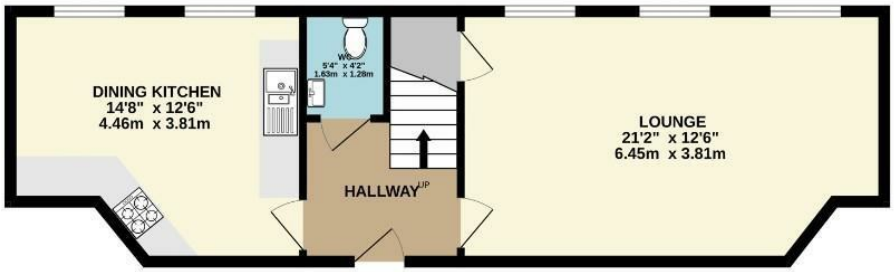




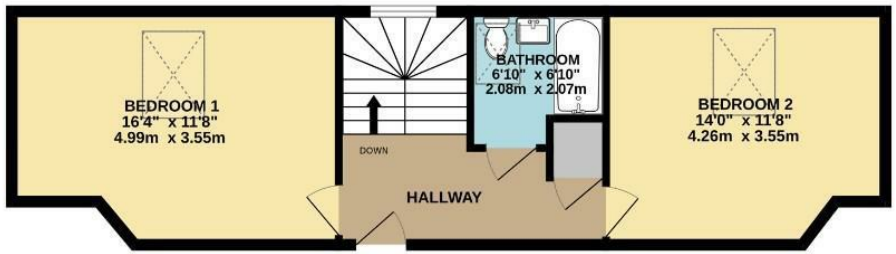




SECOND FLOOR
518 sq.ft. (48.2 sq.m.) approx.



THIRD FLOOR
492 sq.ft. (45.7 sq.m.) approx.



TOTAL FLOOR AREA : 1010 sq.ft. (93.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

jordan fishwick

These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington