

Uppermill Drive, Burnage

Manchester

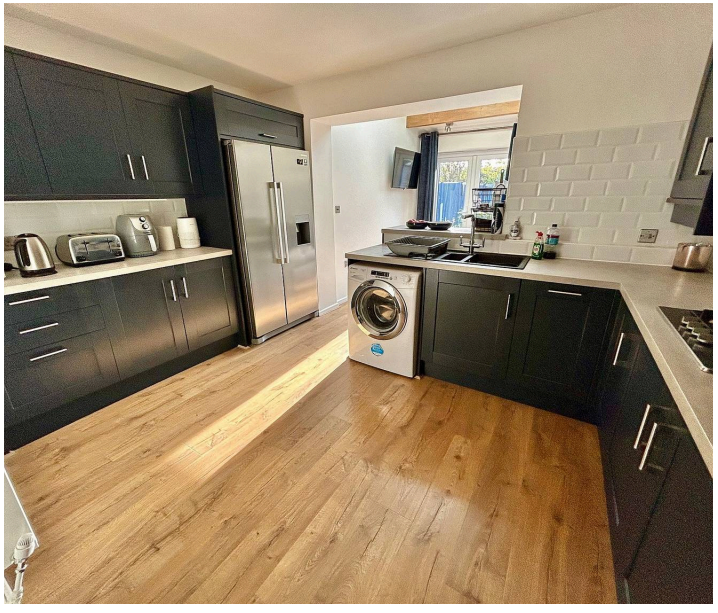
£365,000

GASCOIGNE HALMAN

THE AREA'S LEADING ESTATE AGENCY







Uppermill Drive

Burnage, Manchester

Council Tax band: C

Tenure: Freehold

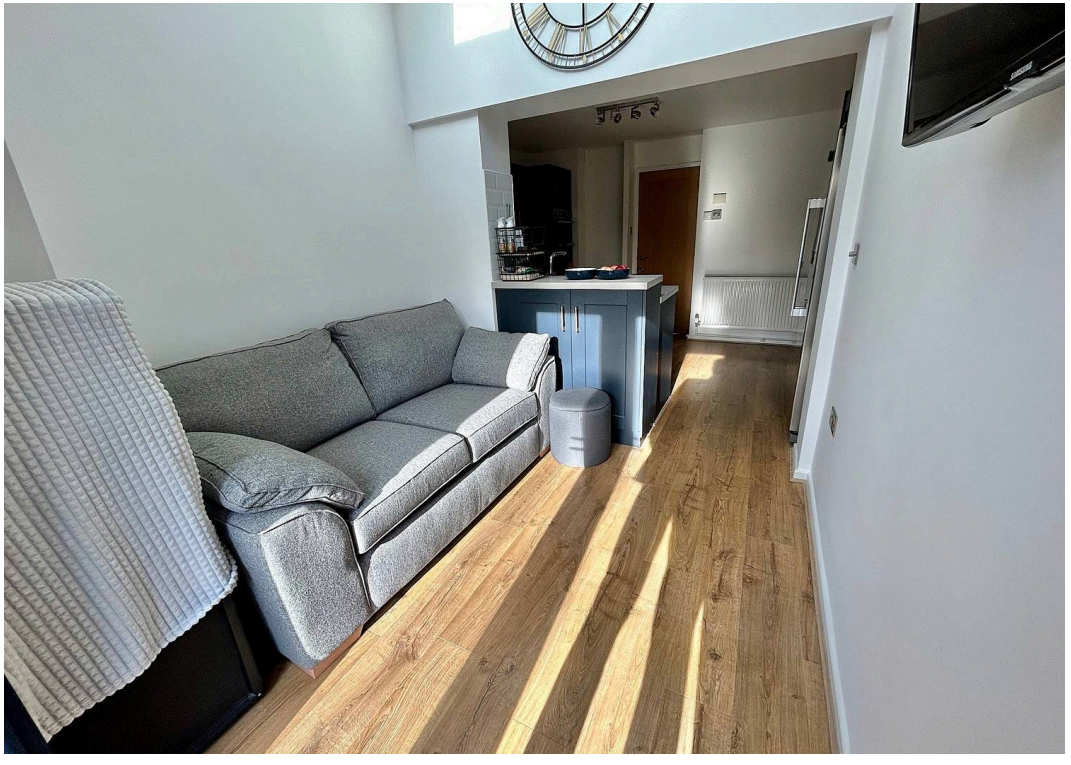
EPC Energy Efficiency Rating: C

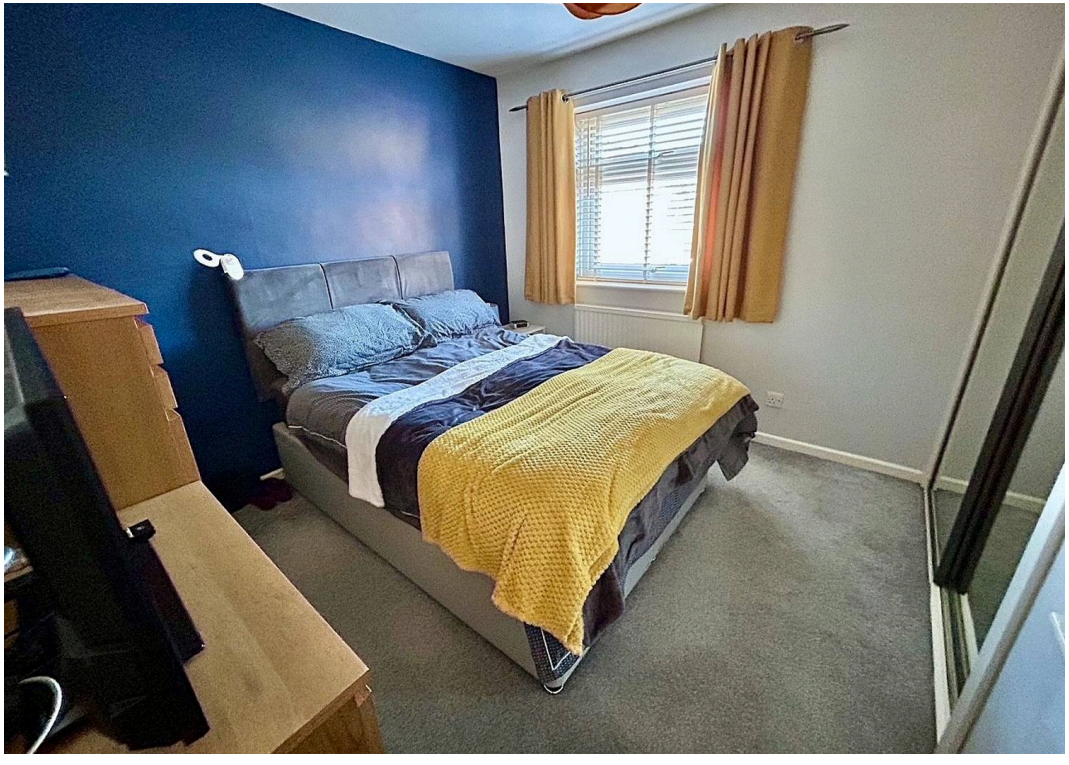
EPC Environmental Impact Rating: C

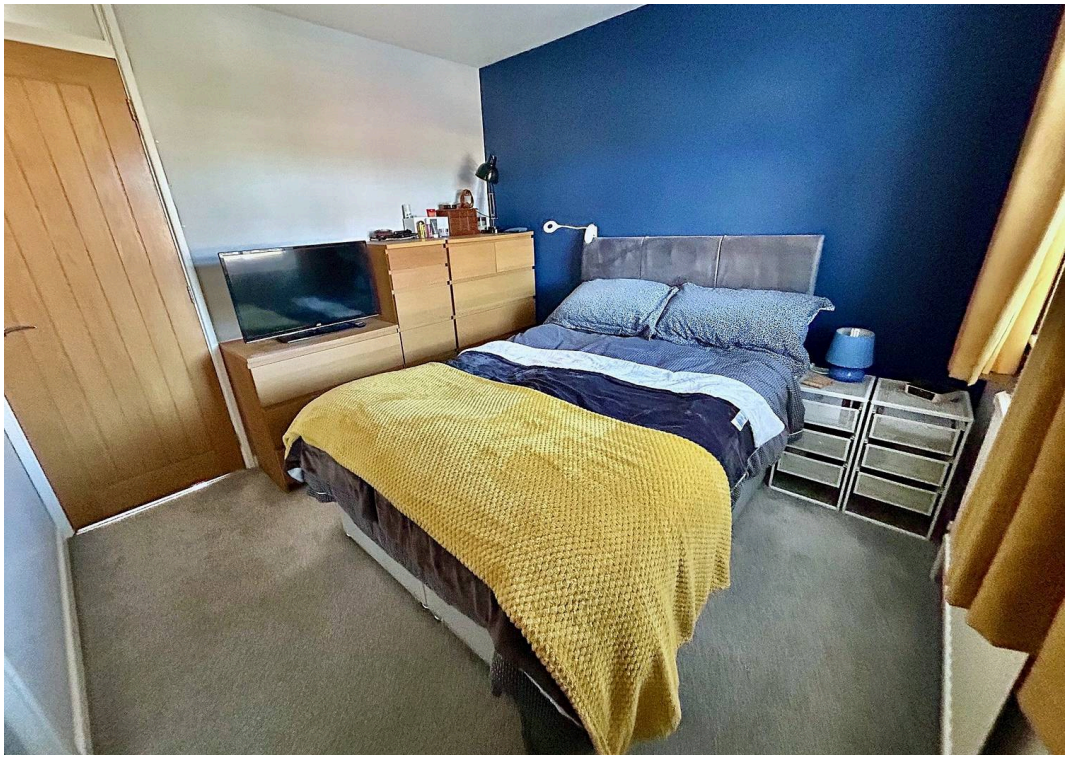
- A Stylish and Immaculately Presented Two Bedroom Semi Detached Property
- Having Been Tastefully Extended by the Current Owners to Measure an Impressive 667 SQ FT
- Set In A Quiet Yet, Highly Convenient Location Close to Local Amenities and Excellent Transport Links
- Light and Airy Living Room, Modern Fitted Dining/Kitchen
- Two Good Sized Double Bedrooms and a Contemporary Three Piece Bathroom Suite
- Off Road Parking and a Generous South Facing Private Garden with a Detached Garage












FENDER
TELECASTER





Welcome to this stylish and immaculately presented two bedroom semi-detached property, which has been tastefully extended by the current owners to offer impressive living space and a modern feel throughout. Set in a quiet yet highly convenient location, this home is within easy reach of local amenities and excellent transport links.

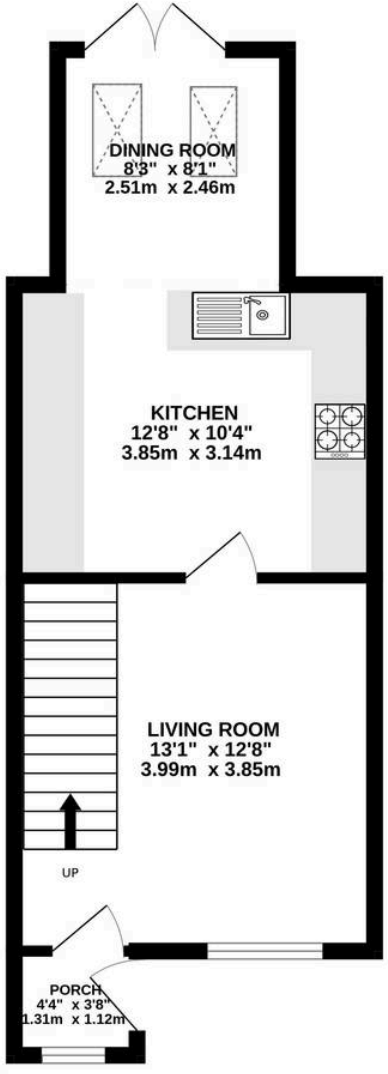
To the ground floor you are greeted by an entrance hallway which leads to the light and airy living room, benefitting from a feature fireplace. The kitchen has been recently refitted to boast sleek cabinetry and ample worksurface space with an array of integrated appliances. The dining kitchen overlooks the rear garden with an attractive sky light and French doors.

To the first floor you will find two good sized double bedroom and a refurbished three piece contemporary bathroom suite.

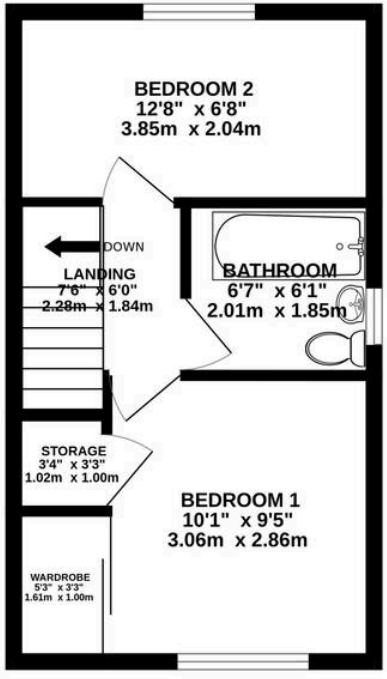
Externally there is off road parking for multiple vehicles, a secure gate leads to the rear landscaped, private Southerly facing garden with stunning leafy views. A detached garage offers excellent storage and is currently being used as a home office.

Burnage is very well located with excellent links to Manchester City Centre and the national motorway network along nearby Kingsway (A34) and the A6. The centre of Burnage offers more than adequate day to day shopping requirements especially with the Tesco superstore being so close at hand. Parrs Wood Entertainment Complex is also nearby, facilities here include bowling, a multiplex cinema and a gymnasium. Burnage and Mauldeth Road stations offer additional commuter services to Manchester and the airport. Schools and recreational facilities in the area are good.

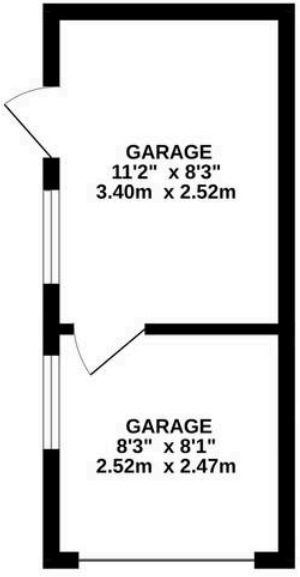
GROUND FLOOR
378 sq.ft. (35.1 sq.m.) approx.



1ST FLOOR
289 sq.ft. (26.8 sq.m.) approx.



GARAGE
159 sq.ft. (14.8 sq.m.) approx.



TOTAL FLOOR AREA : 667sq.ft. (62.0 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2026



Gascoigne Halman Didsbury

Gascoigne Halman, Elm House - M20 6RN

0161 445 7474 • didsbury@gascoignehalman.co.uk • www.gascoignehalman.co.uk