

# HUNTERS®

HERE TO GET *you* THERE



## Palatine Road

Manchester, M22 4ET

Offers Over £185,000



Council Tax: B



# 265 Palatine Road

Manchester, M22 4ET

Offers Over £185,000



- OFF ROAD SECURE & GATED PARKING
- TWO BEDROOMS
- OPEN -PLAN LIVING KITCHEN AREA
- BALCONY
- CLOSE ACCESS TO M56/M60 MOTORWAY
- IN THE HEART OF NORTHENDEN VILLAGE
- BARS, RESTAURANTS & LOCAL AMMENITIES ON YOUR DOORSTEP
- COUNCIL TAX BAND B
- EPC B
- ONE MILE WALK TO WEST DIDSBURY

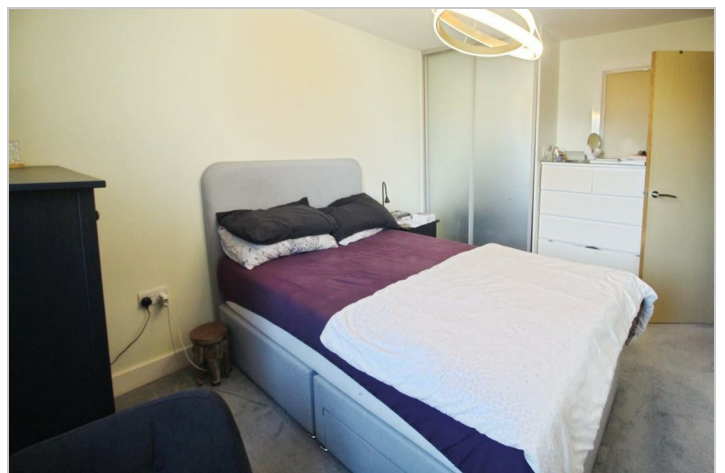
Urban vibes in Northenden. Charming two bedroom apartment in the heart of Northenden village with amenities bars and restaurants on your doorstep.

With two spacious double bedrooms, this property is ideal for couples. The open-plan reception room provides a welcoming space for relaxation and entertaining, while the integrated kitchen, complete with modern appliances such as a dishwasher and fridge freezer.

One of the standout features of this home is the lovely balcony, which invites you to enjoy some outside space a rare find for most apartments. The property is situated just a mile's walk from the vibrant West Didsbury, where you can explore an array of shops, cafes, and restaurants, making it an excellent location for those who appreciate a lively community atmosphere.

The property also comes with off- road parking that is fully secure and gated.

Whether you are looking to settle down or invest, this property presents a wonderful opportunity to enjoy a delightful lifestyle in a sought-after area of Manchester.



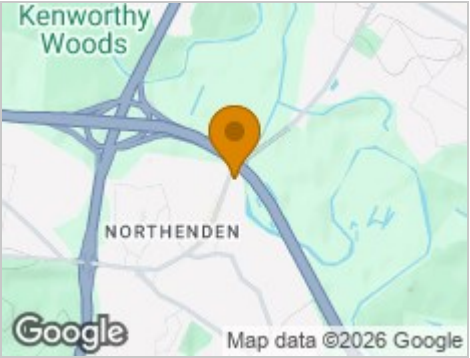
Road Map



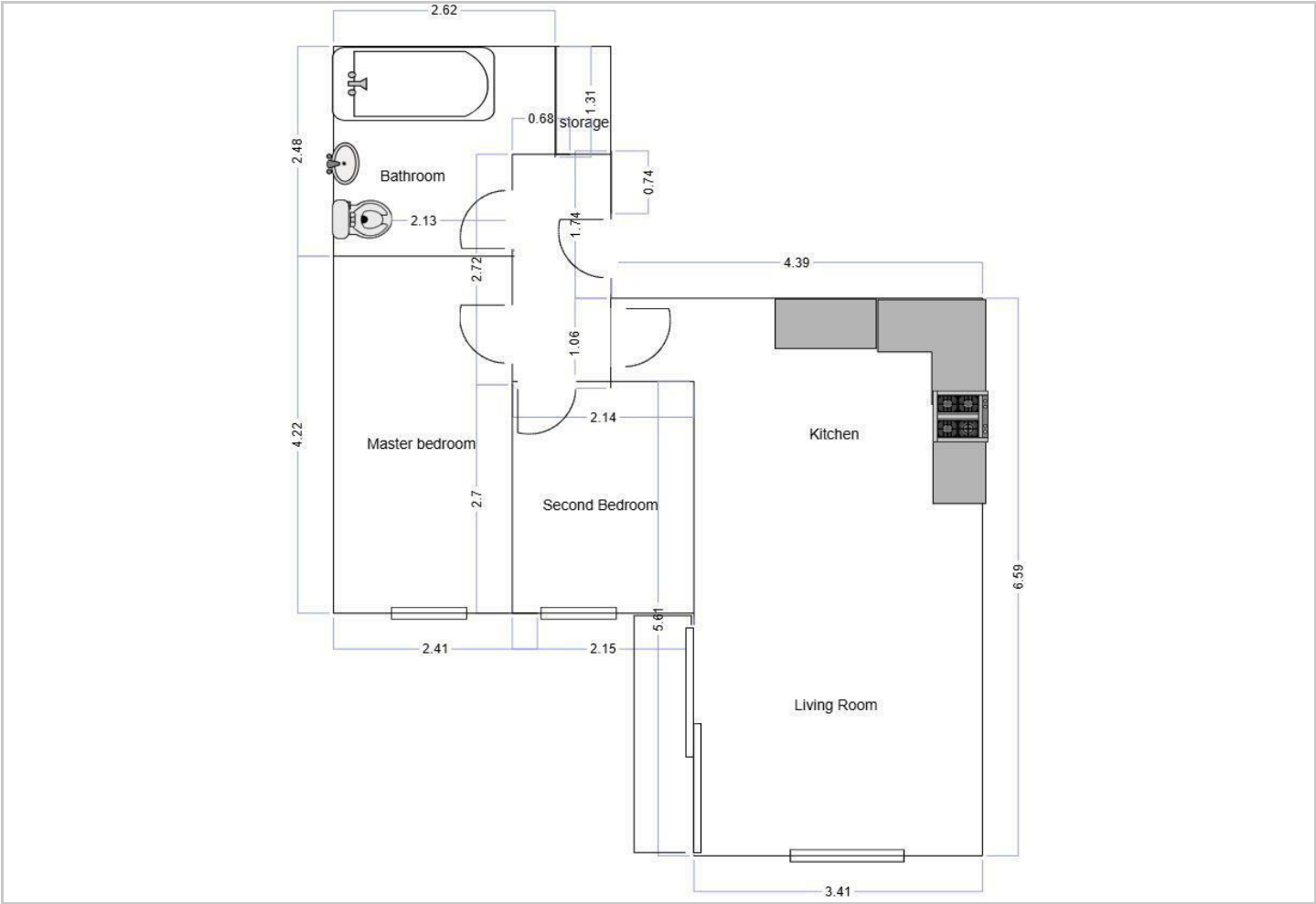
Hybrid Map



Terrain Map



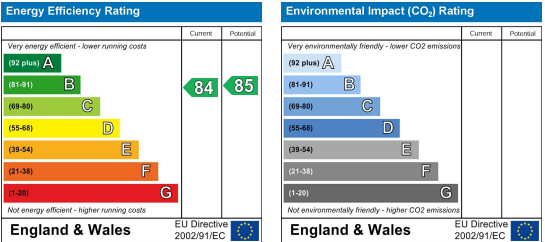
Floor Plan



Viewing

Please contact our Hunters South Manchester Office on 0161 945 9000 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.