
BEST
ESTATE AGENT GUIDE
AWARDS 2025
TOP 500
SALES
AWARDED FOR
MARKETING I SERVICE I RESULTS
MAIN
M&IN
SALES · LETTINGS · AUCTIONS
172 Peel Hall Road
Peel Hall M22 5HD
Asking Price £380,000
MAINANDMAIN.CO.UK





172 Peel Hall Road

Peel Hall M22 5HD Asking Price £380,000

Offered for sale with no onward chain, this traditional FREEHOLD semi-detached house forms part of a well-regarded residential development.

The house is well-placed for access to amenities, schools and transport network connections: The Metrolink stop is literally at the end of the road, plus the M56/M60 motorway links, train station and Manchester Airport are all within easy reach.

The accommodation comprises: Entrance porch, entrance hallway, a living room with bay window, Dining room with door to the rear garden , kitchen. To the first floor are two double bedrooms, a well-proportioned third bedroom, shower room.

A driveway to the front provides off-road parking space, leading to an attached garage, to the rear is an enclosed private garden.

An early internal inspection is advised in order to avoid disappointment.

- Gas Central Heating
- PVCU Double Glazing
- NO ONWARD CHAIN
- Some updating required
- Potential for Extension (STP)
- Gardens, Driveway
- Attached Garage

Tenure: Freehold
Council Tax: Manchester

Entrance Hall
15'7 x 6'2
Under stair cupboard

Living Room
13'1 (into bay) x 10'5
Bay Window

Dining Room
14'1 x 10'5
Gas fire with surround, Patio door to the rear

Kitchen
15'1 x 7'9

Landing
7'3 x 6'5
Loft Access

Bedroom One
16'4 (into bay) x 10'2
Bay Window, Fitted Wardrobes

Bedroom Two
11'9 x 9'8
Fitted Wardrobes

Bedroom Three
9'7 x 6'7
Fitted Wardrobes

Shower Room
8'2 x 7'1
Walk in shower, WC, Wash Basin, Heated towel rail, Smart Mirror

External

Integral Garage
17'7 x 8
Wall mounted combi boiler













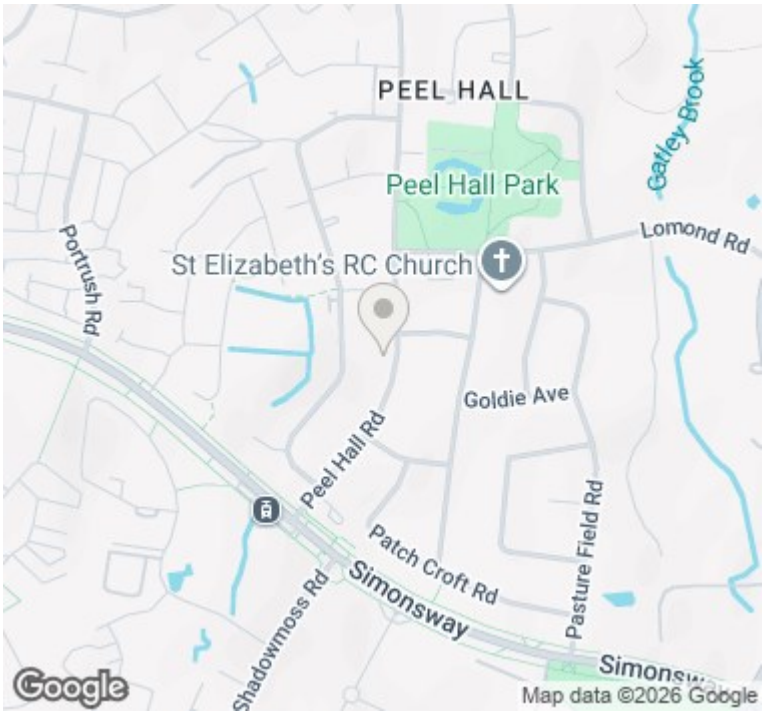
To view this property call Main & Main on 0161 437 1338



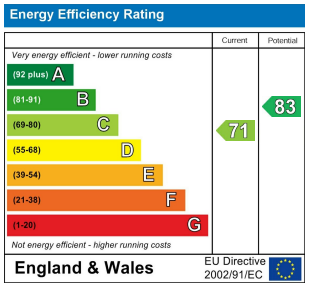


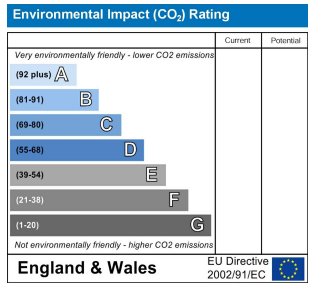






Special Note - The price is correct at the time of going to print, we advise customers to enquire the price of specific properties prior to viewing. We reserve the right to amend/improve the specification at any time. Any special offer relating is offered at the asking price stated and is subject to terms and conditions.
NB - The services, appliances and heating systems have not been tested and therefore no warranty can be given or implied as to their working order. They should therefore be verified on survey by any prospective purchaser. All measurements are approximate.
Tenure - To be confirmed with a solicitor at point of sale.
Call Monitoring System - Please note that all our calls are recorded for monitoring and training purposes.





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