

18 Brundretts Road, Chorlton, Manchester, M21 9DB



JP&Brimelow
ESTATE AGENTS



4 3 1 D

*****VIDEO TOUR AVAILABLE***** A truly impressive **FOUR DOUBLE BEDROOM** period, mid terraced property. Situated off High Lane in the heart of Chorlton. The property has undergone extensive refurbishment by the current owners, presenting a stylish and contemporary interior.

Offering easy access to the vibrant amenities such as independent shops, lively bars and restaurants both in Chorlton and on Beech Road. The property enjoys a prime location within a bustling and sought-after area.

The ground floor comprises an inviting entrance hallway leading to a beautiful open plan dining/fitted kitchen, the dining area has a feature fireplace and French doors leading out into the rear landscaped garden. Access to the converted basement. The lounge area benefits from two sash windows to the front aspect with an attractive fireplace with a log burner and tiled hearth.

The impressive first floor has a landing leading to a master bedroom with fitted storage and an ensuite three-piece shower room, a further double bedroom and a modern white three-piece family bathroom suite.

Whilst the second floor reveals two generously sized double bedrooms, with fitted wardrobes, bedroom two is accompanied by a striking three-piece ensuite shower room.

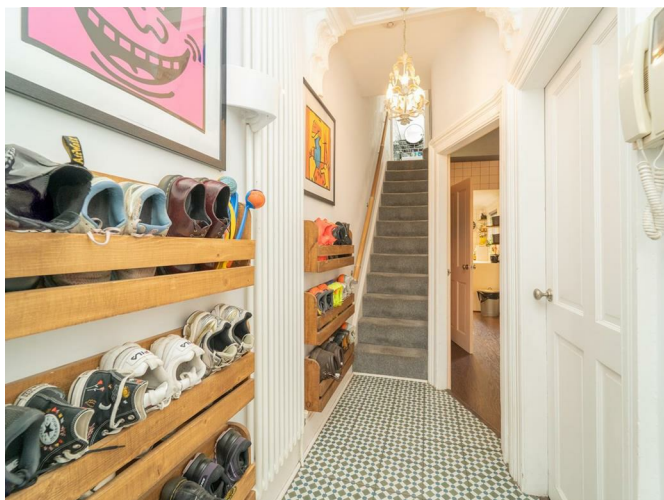
A standout feature is the basement area, providing additional living space currently being used as a utility room and spin room. Useful storage cupboard.

The property boasts original features throughout, fireplaces, and stylish decor, adding to its overall elegance and charm.

Featuring a front garden with planted shrubs, enhancing its curb appeal, while the rear has been well designed with a raised decked patio terrace ideal for a table and chairs with a feature pond and a paved patio area with a useful potting shed.

Early inspection is highly recommended to appreciate the space and location

£695,000





EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	56	70
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Tenure: Freehold Council Tax Band: C



JP & Brimelow Estate Agents Ltd
 430 Barlow Moor Road, Manchester, M21 8AD
 Tel: 0161 8822233
 E: sales@jpbrimelow.co.uk www.jpandbrimelow.co.uk



JP & Brimelow
 ESTATE AGENTS

NOTICE: JP & Brimelow Estate Agents Ltd for themselves and for the vendors or lessors of this property whose agents they are give notice that:

- (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract;
- (ii) all descriptions, dimensions, references to the condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them;
- (iii) no person in the employment of JP & Brimelow Estate Agents Ltd has any authority to make or give any representation or warranty whatever in relation to this property.

jpandbrimelowestateagents

@jpandbrimelow

