

23 Neale Road, Chorlton Green, Manchester, M21 9DP



JP&Brimelow
ESTATE AGENTS

Offers In The Region Of £400,000

 2  1  2  c

VIDEO TOUR AVAILABLE A spacious and extended, TWO DOUBLE BEDROOM, garden fronted, period mid terrace property. Situated on a highly desirable tree lined road in the heart of Chorlton Green off Beech Road. Within easy walking distance to all the independent shops, bars, restaurants, Beech Road Park, Chorlton Nature Reserve and fantastic primary and secondary schools. In summary, the accommodation comprises an entrance hallway, a dining room featuring a front-facing bay window, and an impressive open-plan extended modern kitchen and lounge to the rear, with direct access to the enclosed courtyard garden. Stairs lead to the first floor, which houses two double bedrooms and a three-piece bathroom suite. The property further benefits from gas-fired central heating and a private, landscaped rear courtyard. internal inspection is essential to appreciate this stunning home.





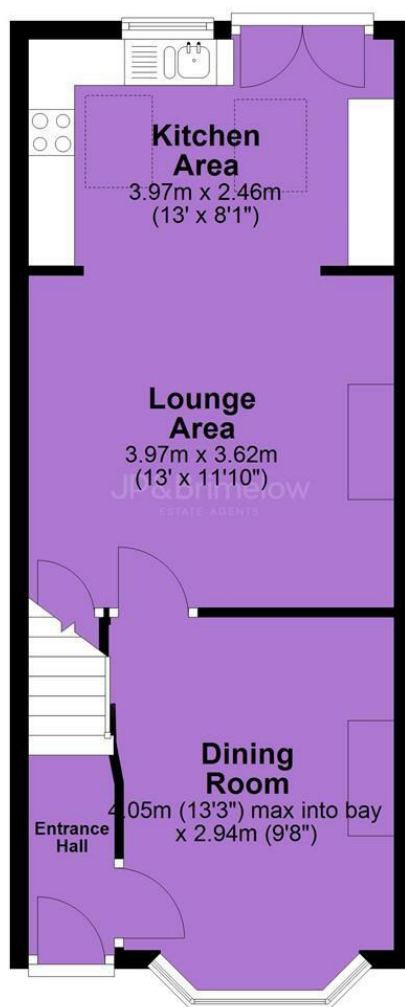
EPC Chart

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		82
(69-80)	C	71	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

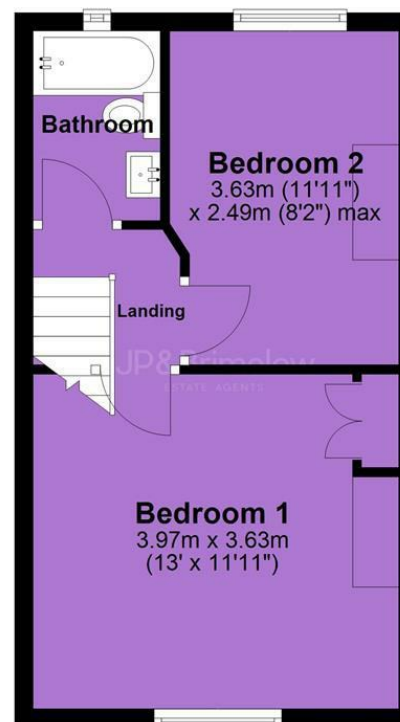


Tenure: **Freehold** Council Tax Band: **B**

Ground Floor

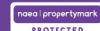


First Floor



JP & Brimelow Estate Agents Ltd
430 Barlow Moor Road, Manchester, M21 8AD
Tel: 0161 8822233

E: sales@jpbrimelow.co.uk www.jpandbrimelow.co.uk



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