

27 Brundretts Road, Chorlton, Manchester, M21 9DA



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****VIDEO TOUR AVAILABLE**** A truly impressive and well designed, **FOUR DOUBLE BEDROOMS WITH ANNEXE AND OFF-STREET PARKING FOR TWO CARS** terraced property positioned in the heart of Chorlton off High Lane. Within easy walking distance to the bustling Beech Road where you can enjoy the bars, restaurants and the boutique shops.

This fully refurbished high specification property has accommodation over four floors and comprises of; an entrance hall, a charming living room to the front aspect with a cosy fireplace, downstairs W.C and a wonderful open plan family living space with dining room and modern fitted kitchen leading down to a beautiful and spacious lounge area with access via bi-folding doors into the rear enclosed landscaped garden.

Whilst to the first floor there are two double bedrooms and two bathrooms. The master suite has built in wardrobes and a luxury en-suite shower room. The second bedroom on the first floor also has built in wardrobes and is located next to the family bathroom, which has underfloor heating.

The second floor reveals a landing leading to two further double bedrooms one having the benefit of an en-suite bathroom/WC. There is also an additional shower room on this floor.

The lower ground level has generous storage cellars currently utilised as a cinema and games room by the vendors.

An excellent addition to the house is the self-contained annexe including a kitchenette, shower room, mezzanine and balcony. Accessed through the house or exclusively through the gated carport and up a bespoke spiral staircase. This space is perfect for families with adult children, grandparents or guests.


The property benefits from three off street parking spaces, high ceilings, luxury fittings, warmed by gas central heating along with well-kept front and rear enclosed gardens. Would ideally suit a professional or a family due to its location and local amenities nearby.

£865,000





EPC Chart

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		81
(81-91) B		
(69-80) C	66	
(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: C



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