

15 Hardon Grove, Longsight, Manchester, M13 0TX



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VIDEO TOUR AVAILABLE An impressive FIVE BEDROOM semi-detached property on Hardon Grove in Longsight. To the front, a large garden with a paved driveway provides parking for up to two vehicles and is stocked with an array of flowers and hedges.

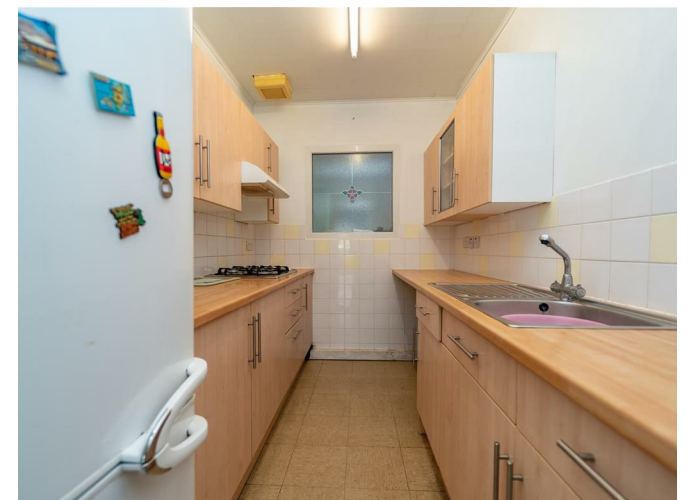
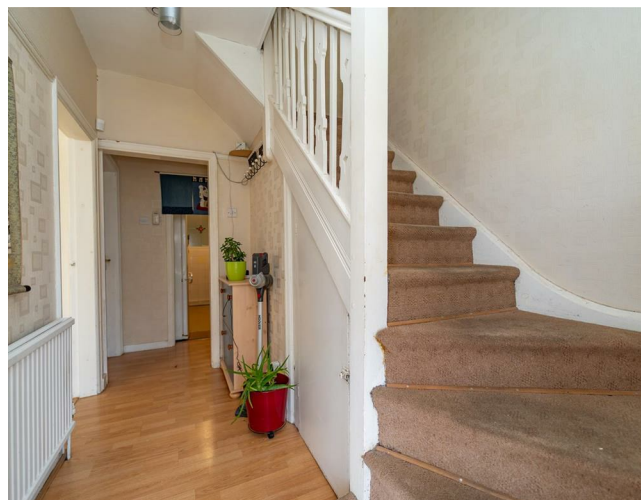
This large home is close to fantastic transport links, creating easy access to Manchester city centre and Manchester airport. Just a ten-minute walk to Birchfields Park, a stroll to Manchester Grammar School and nearby to Longsight market.

Uniquely extended at the ground floor with two kitchens, a dining room, a lounge, a bedroom and a modern bathroom, a decked patio area, as well as a detached outbuilding, previously used as a gym.

Whilst to the first floor, three double bedrooms, a shower room, a separate WC and a further double bedroom complete with an ensuite shower room.


The property benefits from gas central heating, secure parking to the front, paved rear garden with well stocked flower beds mature hedges and a large patio area at the side. The useful top floor serves as a large loft space.

£475,000





EPC Chart

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



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