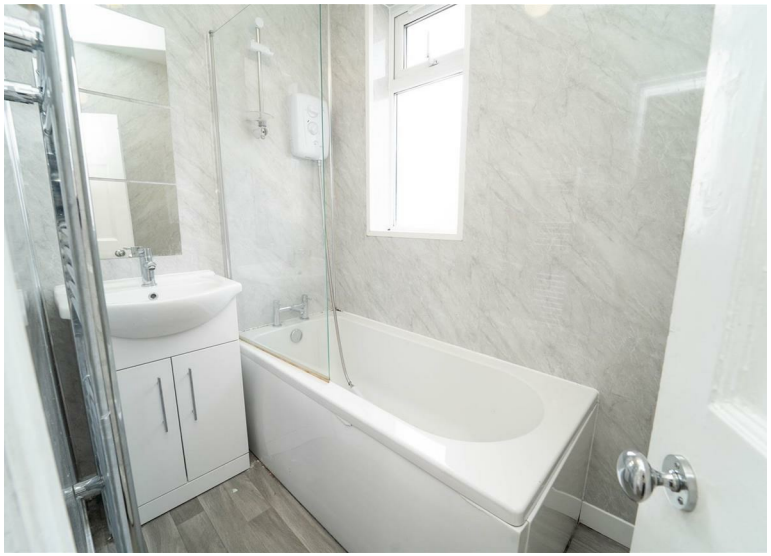
62 Wilbraham Road, Fallowfield, Manchester, M14 7DR

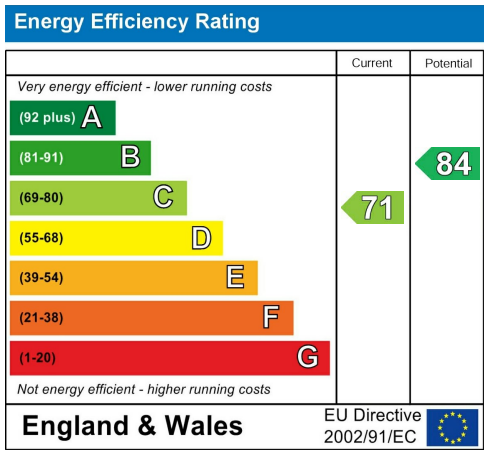
Offers In The Region Of £300,000

3 1 2 C

VIDEO TOUR AVAILABLE A spacious and well-kept, THREE DOUBLE BEDROOM, semi-detached property. Ideally situated in the heart of Fallowfield, the property is within easy reach of a wide range of local amenities. Nearby Wilmslow Road offers an excellent selection of supermarkets, independent cafés, restaurants, bars, and everyday convenience stores. There are fantastic transport links, schools, and parks close by. In brief, the property consists of; an entrance hall with useful storage cupboard, a W/C, a modern fitted kitchen, a good-sized lounge, and a dining room with views and access out into the rear garden. To the first floor there are three well-proportioned double bedrooms, a W/C, and a white two-piece bathroom suite completing this delightful property. Other benefits include; gas fired central heating, a shared driveway providing off road parking, and a rear enclosed garden. OFFERED WITH NO VENDOR CHAIN.

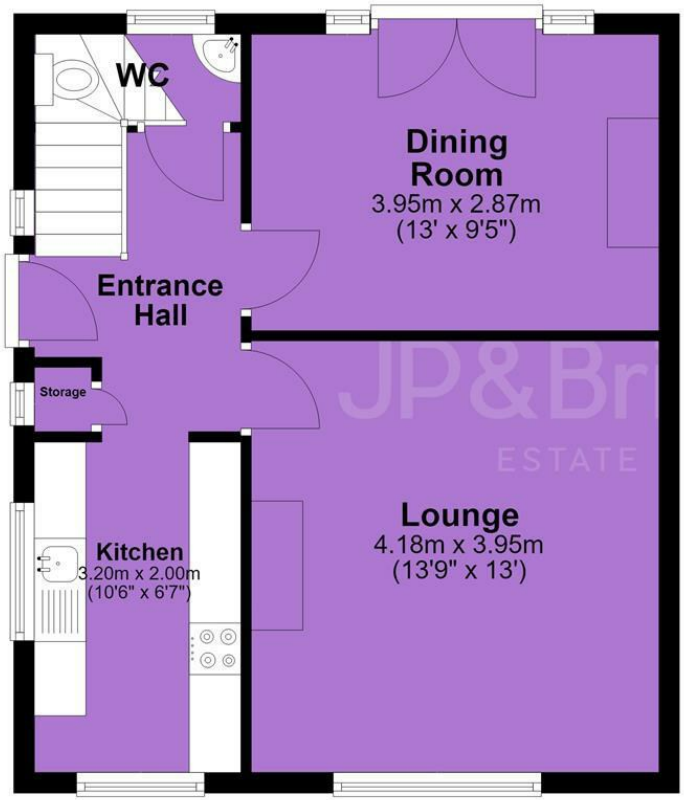


EPC Chart

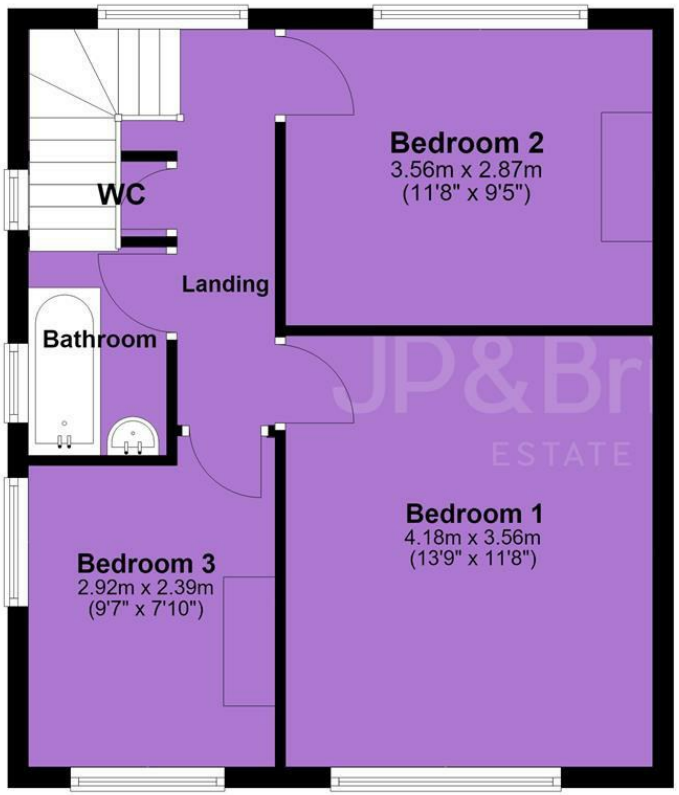


Tenure: **Freehold** Council Tax Band: **A**

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

JP&Brimelow
ESTATE AGENTS

jpandbrimelowestateagents
@jpandbrimelow

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 face 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.