

Apt 13 Elmwood 24-26 Whalley Road, Whalley Range, Manchester, M16 8AB



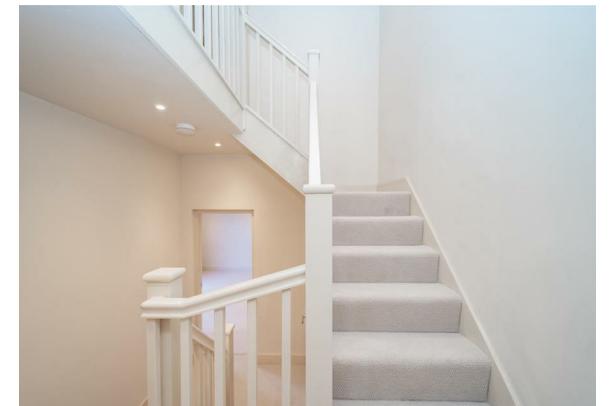
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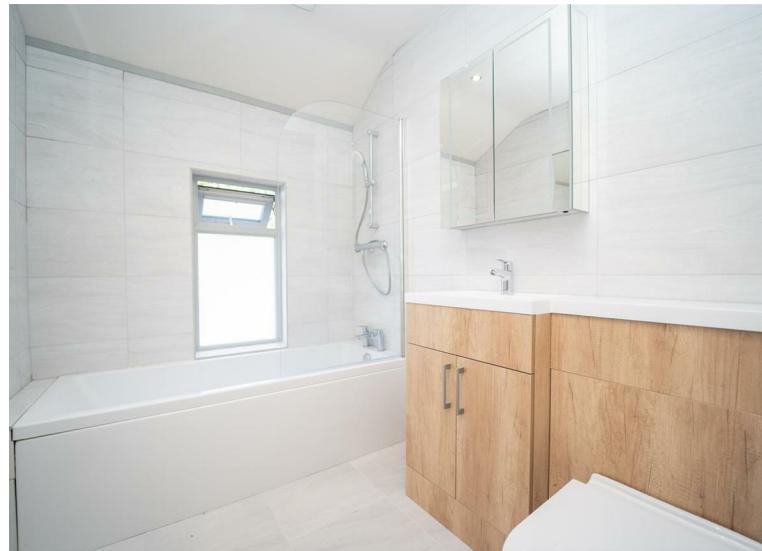
Offers In The Region Of £285,000

****VIDEO TOUR AVAILABLE**** A fully refurbished TWO DOUBLE BEDROOM duplex apartment within this attractive Victorian bay fronted development known as 'Elmwood'. This is the place to live in as each apartment has been designed to accommodate the busy lifestyles of today's city professionals and first-time buyers. Located on a highly popular tree lined residential road here in Whalley Range off Wood Road is this exciting gated development. The well-planned accommodation comprises; a communal entrance hallway with high ceilings and stairs leading to all floors. Apt 13 has a private entrance hallway with useful under stairs storage cupboard. An impressive lounge/dining room with viewings into the rear enclosed communal garden and opening to a fully fitted kitchen. There are stairs leading from the hallway leading to the second floor with a landing leading to a master bedroom benefitting from a three-piece ensuite shower room, bedroom two and a three-piece bathroom completes this spacious apartment. This exciting development features secure allocated parking for selected apartments, electric charge points, double glazed throughout, electric heating and a communal lawned garden with a patio area and secure storage for bicycles.

(All enquiries please email: danny@jpbrimelow.co.uk).

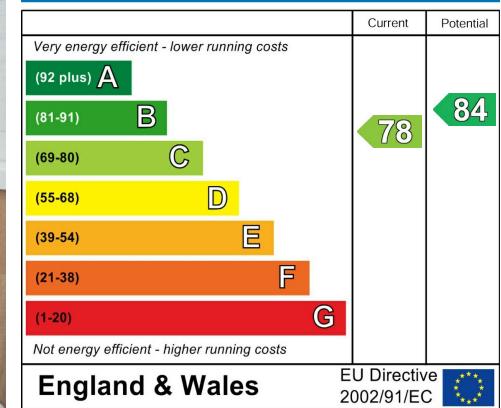
****£1,000 RESERVATION FEE & RESERVATION FORM to be completed prior to agreement**.**





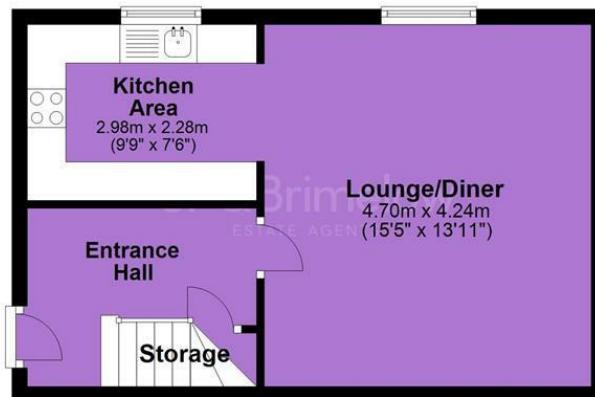
EPC Chart

Energy Efficiency Rating



Tenure: **Leasehold** Council Tax Band: **A**

First Floor



Top Floor



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