# 310 Brantingham Road, Chorlton, Manchester, M21 0QU






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***VIDEO TOUR AVAILABLE***A charming and immaculately presented THREE-BEDROOM SEMI-DETACHED HOME, ideally situated on a tree-lined road just off Manchester Road, in a sought-after location close to the heart of Chorlton.

Perfectly positioned for convenient city living, the property is within a short walk of the Metrolink station near Morrisons, offering excellent transport links to Manchester City Centre, MediaCity and Manchester Airport. Chorlton's vibrant centre is also within easy walking distance, boasting an excellent selection of independent shops, cafés, restaurants and other local amenities.

In brief, this delightful bay-fronted home comprises a welcoming entrance hallway with a useful downstairs W.C., a well-proportioned lounge to the front, and a spacious dining room with bi-fold doors opening onto the enclosed rear garden, creating a wonderful space for entertaining and everyday family life. A modern fitted kitchen completes the ground floor.

To the first floor, the landing leads to two generous double bedrooms, a further bedroom ideal for use as a nursery, home office or guest room, and a contemporary three-piece family bathroom.

Externally, the property benefits from a private driveway providing off-road parking and an enclosed rear garden. Further features include gas central heating and high ceilings, adding to the home's charm and character.

Early viewing is highly recommended to appreciate the space, presentation and superb location this lovely home has to offer.

£495,000







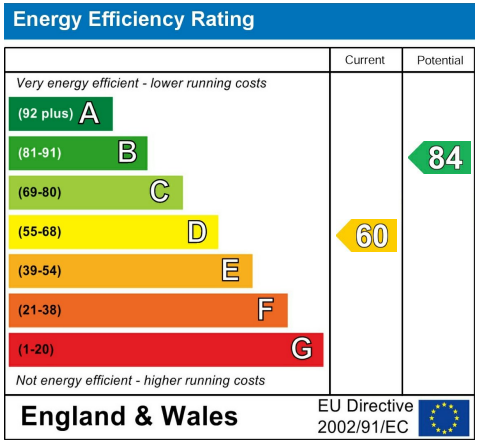








## EPC Chart

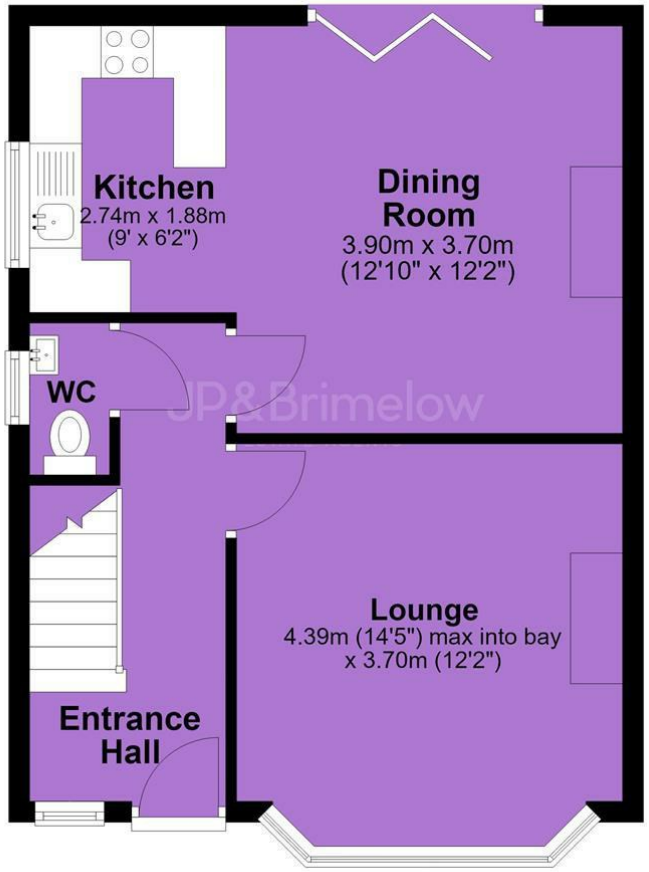




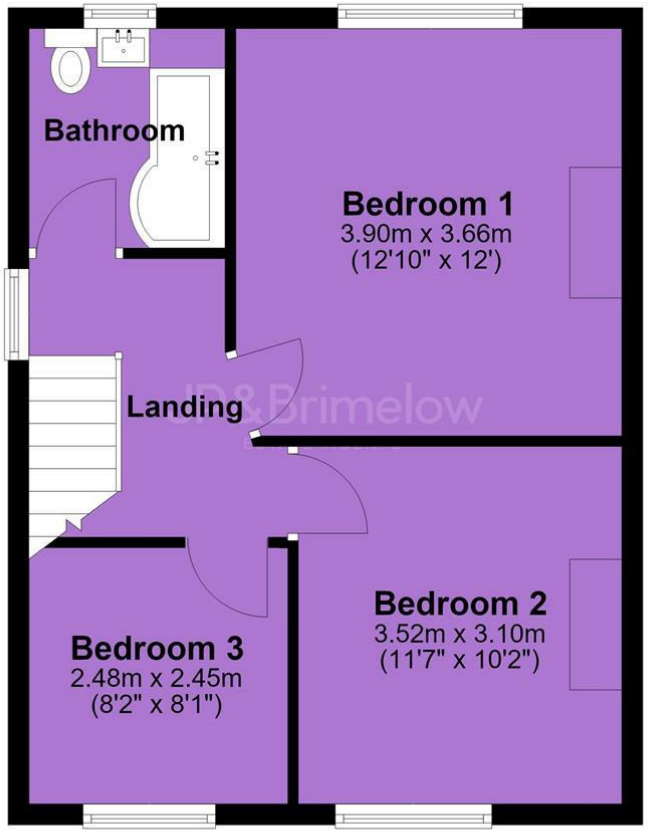



Tenure: **Freehold** Council Tax Band: **C**

## Ground Floor




## First Floor




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