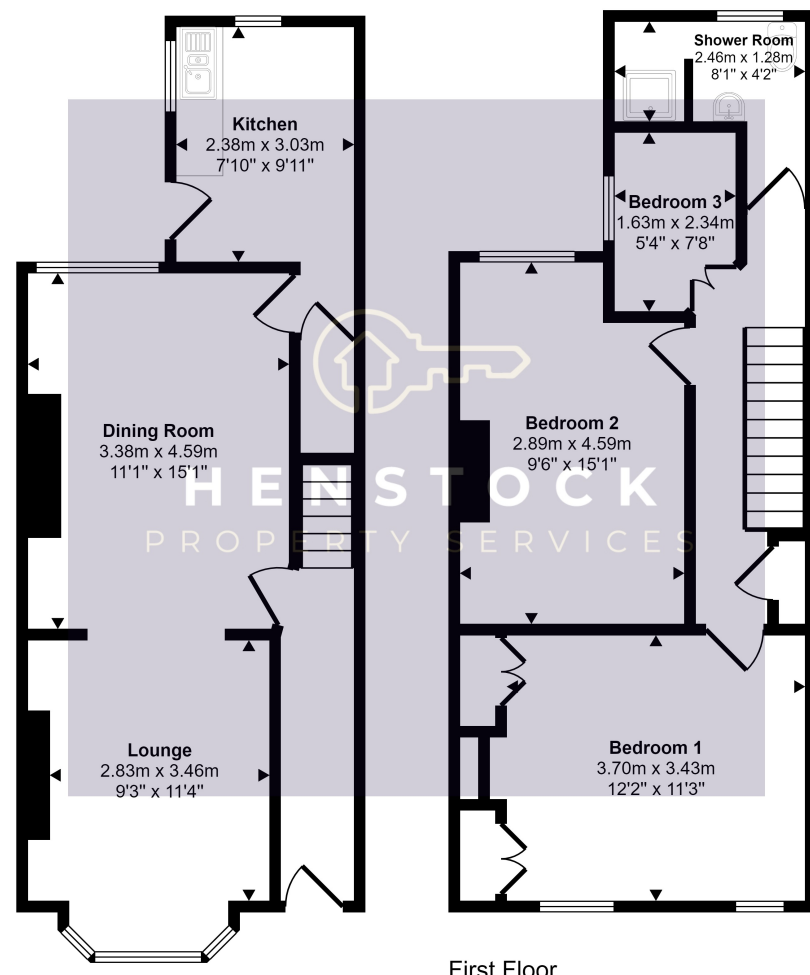


Approx Gross Internal Area
87 sq m / 938 sq ft



Ground Floor
Approx 44 sq m / 470 sq ft

First Floor
Approx 43 sq m / 467 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



HENSTOCK
PROPERTY SERVICES



136 Cobden Street, Moston, Manchester, Lancashire M9 4EB

- 2 BEDROOMED END TERRACE
- NO CHAIN
- FREEHOLD
- IN NEED OF MODERNISATION
- SMALL OFFICE ROOM UPSTAIRS

£110,000



PROPERTY DESCRIPTION

Henstock Property Services are pleased to market this 2 bedroomed (plus office/store room) end terraced home in need of full modernisation. The living accommodation briefly comprises; entrance hallway, front lounge, rear lounge, kitchen, 2 bedrooms, office / store room and a shower room. Well situated in this extremely popular spot within easy reach of schools, shops/supermarkets, leisure/fitness facilities, good public transport services and access to Motorway links.

GROUND FLOOR

Entrance

Hallway

Front Lounge

2.83m x 3.46m (9' 3" x 11' 4") into feature bay window to front, central fireplace with arch to rear lounge, gas fire.

Rear Lounge

3.38m x 4.59m (11' 1" x 15' 1") views to rear, central arch, freestanding gas fire.

Kitchen

2.38m x 3.03m (7' 10" x 9' 11") views to rear, sink unit with stainless steel sink and chrome mixer tap, wall units.

Under stair Storage

2.14m x 0.74m (7' 0" x 2' 5")

FIRST FLOOR

Bedroom 1

3.7m x 3.43m (12' 2" x 11' 3") views to front, built in wardrobes, electric wall heater.

Bedroom 2

2.89m x 4.59m (9' 6" x 15' 1") views to rear.

Office / Store Room

1.63m x 2.34m (5' 4" x 7' 8") views to rear.

Shower Room

2.46m x 1.28m (8' 1" x 4' 2") into recess, built in shower cubicle with wall mounted mixer shower, sink, close coupled w.c,

Exterior

Small front garden space.
Tarmaced rear garden space.

