



MANOR AVENUE
URMSTON

£190,000

 2 BEDROOMS

 1 BATHROOM

 1 RECEPTION

 EPC GRADE:- E



VITALSPACE
INDEPENDENT ESTATE AGENTS



Manor Avenue, Urmston, M41 9HH

****VIDEO TOUR** - **NO ONWARD CHAIN** - VITALSPACE ESTATE AGENTS** are pleased to offer for sale this deceptively spacious **TWO BEDROOM GROUND FLOOR** apartment providing spacious well presented living accommodation throughout. In brief, the well presented accommodation comprises; communal entrance hallway, private entrance hallway with a built in storage cupboard, a generously sized living room with access onto a terrace area, a fitted kitchen, two well proportioned bedroom and a three piece shower room. Externally there are well maintained communal gardens and private parking. The location is convenient for all local amenities, bus routes, and only a short walk to the train station. Offered for sale with no onward chain. The development is set within communal grounds that incorporate garden areas and parking facilities. This apartment has the benefit of a **GARAGE** in a neighbouring block. We strongly advise an internal and external inspection at the earliest convenience to appreciate both the presentation of this apartment and the popular nature of the development itself. Contact VitalSpace Estate Agents on to arrange an internal inspection.







Features

- Two bedrooms
- Ground floor position
- Conveniently located
- Close To Town Centre
- Unallocated Residents Parking
- Beautiful Communal Gardens
- No onward chain
- Walk into Urmston
- Useful garage
- Communal gardens

Frequently Asked Questions

The tenure of the property is LEASEHOLD for the residue of 125 years from 27/09/1991. A service charge is payable which we're advised is £70 per month. This is paid by all property owners within Manor Park to cover the cost of maintenance of the internal and external areas. The buildings insurance is also covered within the cost.

Reasons for sale of property? Sale of buy to let property

If you would like to submit an offer on this property, please visit our website - <https://www.vitalspace.co.uk/offer> - and complete our online offer form.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E	41	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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