

BEST
ESTATE AGENT GUIDE
AWARDS 2023
OVERALL WINNER
SALES
AWARDED FOR
MARKETING | SERVICE | RESULTS



HIGHER ROAD
URMSTON

£325,000

 3 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 BAND A



VITALSPACE
INDEPENDENT ESTATE AGENTS

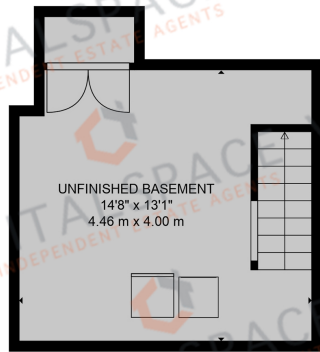


Higher Road, Urmston, M41 9AP

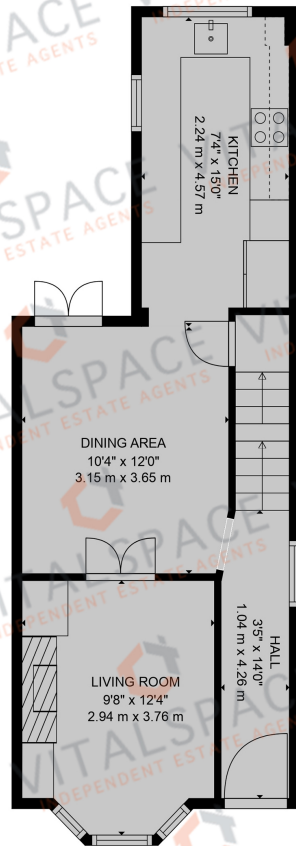
****VIDEO TOUR** - **AN IMMACULATELY PRESENTED THREE BEDROOM PERIOD HOME**** - VitalSpace Estate Agents are delighted to bring to the market an immaculately presented THREE BEDROOM Victorian mid terrace property situated in a prime residential area, just minutes walk from Urmston town centre. This property has been comprehensively refurbished by our client to a high standard with accommodation that briefly comprises; a welcoming entrance hallway, a bay fronted living room with bespoke fitted furniture which opens into a spacious dining room alongside a newly installed, shaker style kitchen. The kitchen itself comes complete with a host of wall and base units with contrasting worksurfaces incorporating a Belfast sink and a range of Bosch and Neff integrated appliances. To the first floor, a shaped landing provides entry into three bedrooms and a contemporary three piece bathroom with a built in vanity unit and a shower over bath combination. A useful cellar can be accessed via the dining room and is ideal for use as a utility room or for dry storage space. Externally a larger than average, secluded SOUTH facing garden can be found to the rear with a shaped wooden decked patio area and an artificial lawned garden beyond. Ideally situated in a prime location, this home is within walking distance to Urmston town centre which offers an array of shops, eateries, a wine bar, and much more. Urmston also benefits from excellent schools for all ages, as well as convenient public transport options such as bus routes, Urmston train station and easy access to major motorway links. To avoid missing out, we strongly recommend you contact VitalSpace Estate Agents to arrange an internal inspection and secure a viewing appointment.



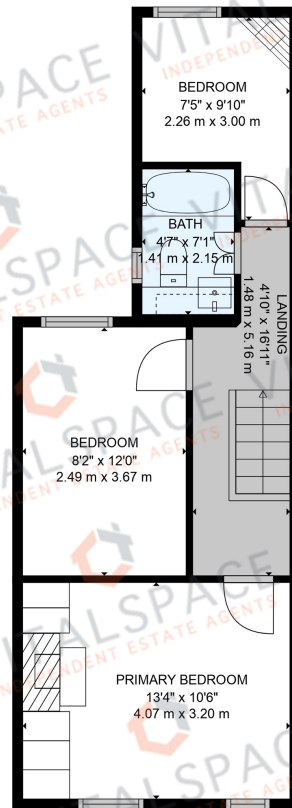




FLOOR 1



FLOOR 2



FLOOR 3

Features

- Three Bedrooms
- Period mid terrace
- Southerly facing rear garden
- Walk into Urmston
- Fully renovated
- Two reception rooms
- Original Character features
- Newly fitted kitchen
- Useful storage cellar
- Viewing essential

Frequently Asked Questions

How long have you owned the property for? Since 2021

When was the roof last replaced? No

How old is the boiler and when was it last inspected? New combi boiler in July 2023

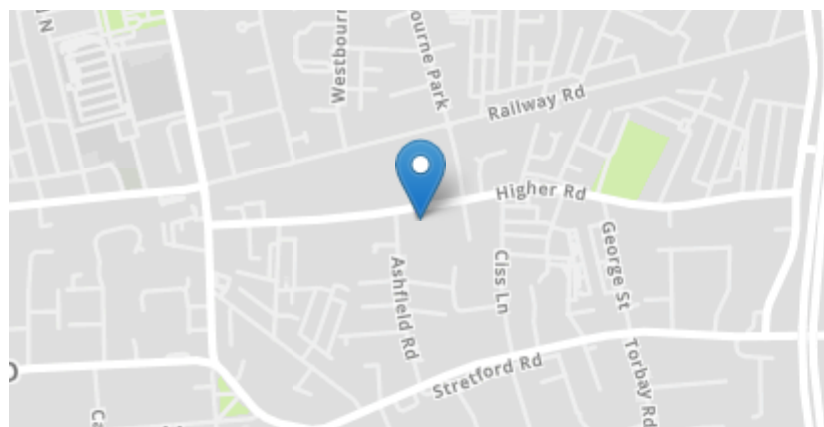
When was the property last rewired? No

Which way does the garden face? South facing rear garden

Are there any extensions and if so when were they built? N/A

Reasons for sale of property? Upsizing

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.



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